BOOK 10860 PG 485

PLEASE RETURN TO:
AMERICAN ESCROW COMPANY
105 HAZEL PATH P.O. BOX 1733
HENDERSONVILLE, TN 37077

STATE OF TENNESSEE
COUNTY OF Sumner }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 174,500.00

John C. Howser
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF March 1998

K. S. Shelton
Notary Public

MY COMMISSION EXPIRES September 25, 1999

(AFFIX SEAL)

K. S. SHELTON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

May THIS INSTRUMENT WAS PREPARED BY
AMERICAN ESCROW COMPANY, 105 Hazel Path, P.O. Box 1733, Hendersonville, TN 37077
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE: SEND TAX BILLS TO	MAP-PARCEL NUMBERS
John C. Howser	New South Federal Savings Bank	10D52464
(NAME) 2014 Spring Branch Road	(NAME) 1900 Crestwood Blvd.	34-7A-44
(STREET ADDRESS OR ROUTE NUMBER) Madison, TN 37115	(STREET ADDRESS) Birmingham, Alabama 35283-0180	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Dakota Alexander Contractors, Inc., a Tennessee Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John C. Howser and wife, Blayne H. Howser

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot Number 12 on the Plan of the Resubdivision of Phase Two, Harbor Village, of record in Plat Book 8250, Page 886, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being a part of the same property conveyed to Dakota Alexander Contractors, Inc., a Tennessee Corporation by Deed of record in Book 10231, Page 493, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions and easements of record.

98 MAR 30 PM 3:2.
FELIX Z. ...SOLLI REGIS.
DAVIDSON COUNTY, TN.

IDENTIF. & REFEREN

04 18553

2611 03/30 0101 03CHECK 654-65

This is improved XX unimproved property, known as 2014 Spring Branch Road (House Number) (Street) Madison, TN 37115 (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 27th day of March , 1998

Dakota Alexander Contractors, Inc.
Angela Denine Brown, V.P.
Angela Denine Brown, Vice-President

BOOK 10860 PG 486

STATE OF TENNESSEE
County of Sumner

Personally appeared before me,
Dakota Alexander Contractors, Inc., a Tennessee Corporation
with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 27th day of March , 19 98

Commission expires September 25, 1999

K. J. Shelton Notary Public

STATE OF TENNESSEE
County of Sumner

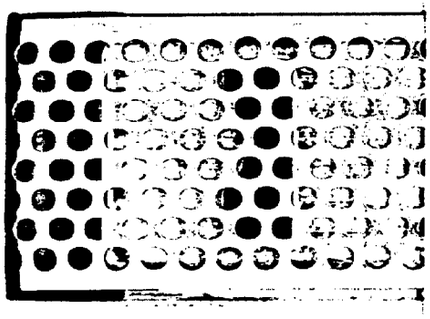
Personally appeared before me, Angela Denine Brown, in her capacity as Vice-President of Dakota Alexander Contractors, Inc., a Tennessee Corporation
with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Vice-President of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 27th day of March 1998

Commission expires September 25, 1999

K. J. Shelton Notary Public

K. J. SHELTON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10860 PG 487

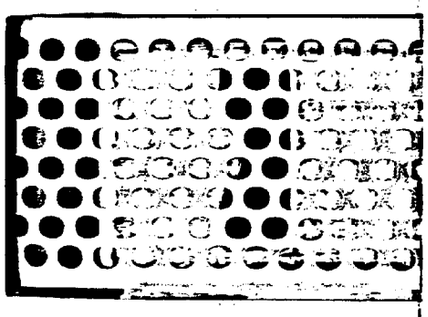
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
174500.00
CON TX 645.65
PRFEE 1.00
WDEED 8.00
TOTAL 654.65
CHECK 654.65

03/30/98 01 15:24 0201 2411

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0418553
IDENTIF. ↑ REFERENCE

98 MAR 30 PM 3:21

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1272882