THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (WWD)
2700 First American Center
Nashville, Tennessee 37238

SPECIAL WARRANTY DEED

BOOK 11358 PG. 124

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Corinne H. Dale, II (a/k/a Corinne Howell Dale) 1512 Chickering Road Nashville, TN 37215	same	144-9

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, RICHARD DAVERMAN ("Grantor") has bargained and sold, and by these presents transfers and conveys unto CORINNE H. DALE, II (a/k/a Corinne Howell Dale) ("Grantee"), her heirs and assigns, a one half undivided interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described on Exhibit A attached hereto.

This is improved property known as 1512 Chickering Road, Nashville, Tennessee.

Said property is conveyed subject to taxes for +1998 1999, a lien not yet due and payable, highway, roadway, and utility easements, restrictive covenants of record, and a deed of trust in favor of Nationsbank. PD

TO HAVE AND TO HOLD said interest with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantee, her heirs and assigns, forever.

Grantor covenants and binds himself and his heirs to warrant specially and forever defend the title to said interest to Grantee, her heirs and assigns, against the lawful claims of all persons claiming through and under Grantor (other than claims arising out of the matters set forth above), but not further or otherwise.

Grantor also quitclaims and conveys to Grantee any other right, title, and interest he may have in said property.

WITNESS my hand this 18TH day of February, 1999.

PROPERTY TRANSFER AGREEMENT ATTACHED AS EXHIBIT "B".

Richard Daverman

Richard Daverman

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, Richard Daverman, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 18TH day of February, 1999.

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires:

1/26/02

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $450,000.00.

Affiant

Sworn to and subscribed before me this 19th day of February, 1998 99

Notary Public

My Commission Expires:

My Commission Expires March 23, 2002

EXHIBIT A

PROPERTY DESCRIPTION

BOOK 11358 PG. 126

BEGINNING at a point on the east margin of Chickering Road, common corner with Parcel 1, Davidson County, Tennessee Property Map 144-9; Thence, leaving said east margin, S 84° 50' 27" E, 1266.06 feet to a point; Thence S 07° 15' 00" E, 158.44 feet to a point; Thence, N 85° 22' 26" W, 375 feet to a point; Thence, S 55° 50' 00" W, 223.71 feet to a point; Thence, N 84° 50' 27" W, 242.89 feet to a point; Thence, N. 65° 20' 00" W, 211.07 feet to a point; Thence, N 86° 18' 36" W, 260.00 feet to a point on the east margin of Chickering Road; Thence, with said east margin, a curve to the right having a central angle of 15° 00' 16", radius of 924.93 feet, chord of 241.48 feet at N 06° 51' 58" W, 242.17 feet to the point of beginning.

Containing 6.634 acres, more or less, according to a drawing (not a survey) by Charles Mosely, Tennessee Registration No. 778, (undated) and shown as Tract One thereon.

Being the same property conveyed to Richard Daverman and wife, Corinne H. Dale, II a/k/a Corinne Howell Dale from Catherine Dale McCain and Corinne Howell Dale by Quitclaim Deed of record in Book 8740, page 951, Registers Office for Davidson County, Tennessee. The above description of the property is the same as found in Quitclaim Deed dated November 20, 1998.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

0557 01/24 0101 03CHECK 1992.00

0553797
IDENTIF. & REFERENCE

99FEB 26 PM 1:34

ALL DAVIDSON REGISTER
DAVIDSON COUNTY, TN.

PROPERTY TRANSFER AGREEMENT

THIS PROPERTY TRANSFER AGREEMENT (hereinafter referred to as the "Agreement") is made and entered into this 18 day of February, 1999 by and between Corinne H. Dale, II, a resident of Nashville, Tennessee ("Dale") and Richard Daverman, a resident of Nashville, Tennessee ("Daverman") under the terms and conditions provided below.

W I T N E S S E T H:

WHEREAS, Dale previously owned investments solely in her account maintained at Robert Thomas Securities, Inc. in the approximate amount of Three Hundred Thousand Dollars ($300,000.00); and

WHEREAS, Daverman utilized the funds of Dale in the Robert Thomas Securities account and is obligated to repay Dale such amounts;

WHEREAS, Daverman has utilized other Dale funds in the approximate amount of $50,000; and

WHEREAS, Daverman desires to repay Dale for his actions as provided for herein.

NOW, THEREFORE, in reliance upon and in consideration of the mutual covenants and benefits set forth herein, and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

1. Obligations. Daverman is currently obligated to Dale as follows:

$300,000	Robert Thomas Securities Accounts
$ 50,000	Dale Funds Provided to Invest

In addition, in consideration for the covenants herein, Dale agrees to assume liability for the following obligations of Daverman:

$50,100	CitiBank Visa/American Express Optima
$65,200	NationsBank Line of Credit (Secured By Daverman's Interest in Personal Residence)

Collectively, the obligations set forth herein are hereinafter defined as the "Daverman Obligations".

RECORDER'S MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

EXHIBIT "B"

2. Transfer of Property. In exchange for cancellation of and release from the Daverman obligations, Daverman agrees to convey the following property to Dale:

a. Daverman's interest as tenant in common in the parties' personal residence at 1512 Chickering Road, Nashville, Tennessee by way of special warranty deed in the form attached hereto as Exhibit A.

b. 1998 Nissan Maxima

c. 1993 Nissan Quest

d. $45,000 cash.

3. Upon transfer of the Daverman property described above, Daverman's obligation to repay Dale $300,000 (Robert Thomas Securities Account) and $50,000 shall be extinguished. Furthermore, Dale shall be primarily responsible for payment of the CitiBank Visa and American Express Optima credit cards and the NationsBank line of credit and shall hold Daverman harmless thereon.

4. Dale and Daverman further represent and acknowledge that they have had the opportunity to consult with their respective legal counsel concerning the terms, nature and effect of this Agreement prior to executing same and that each party is responsible for their own attorneys' fees and expenses.

5. Dale and Daverman acknowledge and agree that this Agreement contains the entire agreement between the parties and that this Agreement shall be governed by and construed under the substantive laws of the State of Tennessee, without regard to any choice of law provisions or principles.

6. Dale and Daverman acknowledge that this Agreement has been entered into knowingly and voluntarily without duress, coercion or undue influence from or on behalf of any other party.

IN WITNESS WHEREOF, Dale and Daverman have caused this Agreement to be executed on the date set forth above.

Corinne H. Dale, II

Richard Daverman

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public, Corinne H. Dale, II, with whom I am personally acquainted, who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 18TH day of February, 1999.

Hope McKinley
Notary Public

My Commission Expires:

My Commission Expires March 23, 2002

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public, Richard Daverman, with whom I am personally acquainted, who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 18TH day of February, 1999.

Notary Public

My Commission Expires:

1/26/02

666048

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11358 PG. 130

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	CFEE	- COMPUTER FEE	PRFEE	- PROBATE FEE

IDENTIF. & REFERENCE 0553797

99FEB 26 PM 1:34

REGISTER OF DAVIDSON COUNTY, TN.

	AMT
	450000.00
CON TX	1665.00
PRFEE	1.00
WDEED	24.00
CFEE	2.00
TOTAL	1692.00
CHECK	1692.00

02/26/99 01 13:32 0001 0937

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1430137