This Instrument Prepared By:

Brenda Franks Hale, Attorney
HALE AND HALE, PLC
312 First Tennessee Bank Building
Franklin, Tennessee 37064

NEW OWNER:
Jerry Dabbs and wife,
Vivian Dabbs
126 Cherokee Court
Antioch, Tennessee 37013

SEND TAX BILL TO:
SAME

MAP & PARCEL
Map 148-3
Parcel 101
Field Book No 05DU 16274

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $87,344.00

Vivian Dabbs
AFFIANT

Sworn to and subscribed before me
this 28th day of April, 1999.

Brenda Franks Hale
NOTARY PUBLIC

BRENDA FRANKS HALE NOTARY PUBLIC AT LARGE WILLIAMSON CO. TN

My Commission Expires: 10/27/2001

99 APR 30 PM 1:29
BILL GARNER, REGISTER
DAVIDSON COUNTY, TN.

0580701
IDENTIFICATION & REFERENCE
MAIL ENV.

WARRANTY DEED

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 and sufficiency of which is hereby acknowledged, MELANIE R. MAYES, unmarried, hereinafter called the "GRANTOR", has bargained and sold and by these presents does transfer and convey unto JERRY DABBS and wife, VIVIAN DABBS, hereinafter called the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being Lot No. 705 on the Plan of Cherokee Hills, Section 7, of record in Book 3842, page 72, Register's Office for Davidson County, Tennessee, as follows:

Said Lot No. 705 fronts 31.3 feet, 36.1 feet, and 14.4 feet on the northerly margin of Cherokee Court; and extends back between unparallel lines; the northerly line measuring 230.0 feet, the southerly line measuring 169.9 feet; to a rear line which measures 77.3 feet thereon.

Being the same property conveyed to Melanie R. Mayes, unmarried, by deed from Billy L. Simmons and wife, Nancy T. Simmons, of record in Book 7320, page 670, Register's Office for Davidson County, Tennessee.

THIS IS THE SAME DESCRIPTION IN THE PREVIOUS DEED OF RECORD.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEES, their heirs and assigns, forever;

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

AND GRANTOR does covenant with the said GRANTEES that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Davidson County taxes for the year 1999 are a lien against said property, but are not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with GRANTOR paying her prorata part thereof to GRANTEES, who will be responsible for payment of said taxes when they become due and payable. Map 148-3, Parcel 101, Field Book No. 05DU 16274.

2. Restrictive covenants contained in instrument of record in Book 4037, page 583, Register's Office for Davidson County, Tennessee.

3. All matters appearing on the Plan of Cherokee Hills, Section VII, of record in Book 3842, page 72, said Register's Office.

AND GRANTOR DOES FURTHER covenant and bind herself, her heirs and assigns, 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.

This improved property is known as 126 Cherokee Court, Antioch, Tennessee 37013.

WITNESS our hands this 28th day of April, 1999 in Franklin, Tennessee.

Melanie R. Mayes

Melanie R. Mayes

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 28th day of April, 1999, before me personally appeared Melanie R. Mayes to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument, and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand this 28th day of April, 1999 in Franklin, Tennessee.

Notary Public

BRENDA FRANKS HALE NOTARY PUBLIC AT LARGE WILLIAMSON CO., TN

My Commission Expires: 4/22/2001

...on Expires
...2001

9415 04/30 0101 03CHECK 334.17

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11455 PG. 105

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

0580701

IDENTIFICATION REFERENCE

99 APR 30 PM 1:29

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

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CAMT	87344.00
CON TX	323.17
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	334.17
CHECK	334.17

04/30/99 01 13:32 0001 9415

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1454117