WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 139,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 31st DAY OF December 19 99

Notary Public

MY COMMISSION EXPIRES: 3 NOV 10 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Deanie L. Gregory, Attorney, 223 Madison Street, S. 103, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William H. Dorris (NAME)	Tucker Federal Bank D/B/A (NAME)	MAP 33-4B
206 Dry Creek Pointe Court (ADDRESS)	P.O. Box 211788 (ADDRESS)	PARCEL 5
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	Augusta, GA 30917 (CITY) (STATE) (ZIP)	

FOR AND 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, R. B. Huffine

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William H. Dorris

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 No. 5 on the Plan of Dry Creek Pointe, Section One, as of record in Plat Book 7900, page 737, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said lot.

Being the same property conveyed to R. B. Huffine by Quitclaim Deed from William H. Dorris as of record in Book 11766, page 642, Register's Office for Davidson County, Tennessee. The said William H. Dorris conveyed his interest R. B. Huffine by Quitclaim Deed of record in Book 11766, page 642, Register's Office for Davidson County, Tennessee.

This conveyance is subject to Restrictions of record in Book 9863, page 153 and subject to Utility and Sewer Easements of record in Book 9417, page 843, Book 9417, page 846, Book 4472, page 271, Book 4805, page 797 and Book 5083, page 272, all in the Register's Office for Davidson County, Tennessee, notes, easements and building setback lines, if any, as may be set forth on the plan of Dry Creek Pointe, Section One, of record in Plat Book 7900, page 737, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 206 Dry Creek Pointe Court, Goodlettsville, TN 37072
(House Number) (Street) (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 my hand this 31st day of December, 19 99

R. B. Huffine

Instr:200001030000531 Page: 1 OF 2
REC'D FOR REC 01/03/2000 3:24:30PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $517.63

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named R. B. Huffine

the 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 and official seal at Madison, Tennessee, this 31st day of December 19 99.

Commission expires 3-23-02

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public