Davidson County DEEDWARR
Recvd: 08/09/04 08:45 2pgs
Fees:13.00 Taxes:503.20

20040809-0095449

WARRANTY DEED

B-NEUSTAR-04-0313

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $136,000.00

Affiant

Subscribed and sworn to before me, this 4th DAY OF August, 2004.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

MY COMMISSION EXPIRES JAN 27, 2007

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Reuben Dobson	New Century	
313 Slayton Drive (ADDRESS)	(NAME) 3109 W. Martin Luther King Blvd., Ste 300 (ADDRESS)	33-16-155 & 156
Madison, Tennessee 37115 (CITY) (STATE) (ZIP)	Tampa, FL 33607 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we JAMES L. DOBSON, JR.,, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto RUEBEN DOBSON*, hereinafter called the Grantee(s), their heirs and assigns, that 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. 157 and reserved parcel "B" on the Plan of Primrose Meadows, Section 2, of record in Plat Book 4860, Page 105, Register's Office for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to James L. Dobson, Jr., by Quitclaim Deed dated July 17, 1996 and filed for record on August 9, 1996 in Book 10152, Page 808, Register's Office for Davidson County, Tennessee, and being the same property conveyed to James L. Dobson and wife, Dianne S. Dobson by Deed dated October 6, 1978 and filed for record on October 10, 1978 in Book 5348, Page 675, Register's Office for Davidson County, Tennessee.

Restrictive Convenants of record in Deed Book 5039, Page 481, Register's Office of said County.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

*unmarried

unimproved ( )
This is improved (X) property, known as 313 Slayton Drive, Madison, Tennessee 37115
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 4th day of August, 2004.

James L. Dobson, Jr.,

STATE OF Tennessee
COUNTY OF Davidson

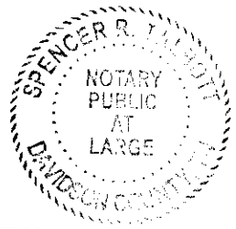
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, James L. Dobson, Jr.,, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the pruposes therein contained.

Witness my hand and official seal, this the 4th day of August, 2004.

Notary Public

My Commission Expires:

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903

8/4/4