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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,000.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1 DAY OF October 19 71

Notary Public

MY COMMISSION EXPIRES: 2-20-73

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PORTER, SPANN & FORD, 310 Philfre Court Bldg., Nashville 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James B. Brown, et ux (NAME)	Fidelity Federal (NAME)	Map 114
Pettus Road, Rt. #1 (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par. 8.1
Antioch, Tennessee (CITY) (STATE) 37013 (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (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, Calvin Millraney and wife, Betty B. Millraney

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Burton Brown and wife, Betty J. Brown,

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 part of Lot No. 2 in the south division of the lands of Stephen H. Ham's Plan, of record in Minute Book X, page 284, Circuit Court of Davidson County, Tennessee, and a tract of land in the 5th Civil District of said County, adjoining said part of Lot No. 2 on said Plan on the west, described according to a survey by E. L. Miller, Jr., & Company dated November 24, 1964, as follows:

Beginning on the westerly margin of Pettus Road at the intersection of same and a point in the western boundary line of the property conveyed to Alice Wheeler Ledbetter by deed from Davis Ledbetter, of record in Book 2864, page 319, Register's Office for said County; thence north 72° 20' west 220 feet to an iron pin; thence south 8° 00' east 460 feet to an iron pin; thence south 85° 00' east 208 feet to the westerly margin of Pettus Road; thence with same, north 21° 30' west 51 feet; north 17° 30' west 101 feet; north 12° 00' west 50 feet; north 8° 30' west 50 feet; north 2° 00' west 50 feet; and north 3° 00' east 115 feet to the beginning, containing 2 acres, more or less.

Being the same property conveyed to Calvin Millraney and wife, Betty B. Millraney by deed from Lewis H. Dunlap and wife, Doris H. Dunlap of record in Book 4274, page 223, said Register's Office.

This is unimproved ( ) improved (X) property, known as Pettus Road, Route #1, Antioch, Tennessee 37013
(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 our hand S this 1st day of October, 1971.

Calvin Millraney
Calvin Millraney

Betty B. Millraney
Betty B. Millraney

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Robert F. Lyons, a Notary Public in and for said County and State, the within named Calvin Millraney and wife, Betty B. Millraney

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 5th day of October, 1971.

Commission expires 2-26-73

Robert F. Lyons
Notary Public

STATE OF TENNESSEE
Davidson County

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 (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed 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

019702-3

WARRANTY DEED

FROM CALVIN MILLRANEY and wife, BETTY B. MILLRANEY

TO JAMES BURTON BROWN and wife, BETTY J. BROWN

B 33056

IDENTIF. REFERENCE

OCT 5 10 14 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OCT-5	CONV	31,000.00			
OCT-5	S'TAX		A*	80.60	
OCT-5	PR'FEE		A*	.50	
OCT-5	W'DEED		A*	4.00	* 85.10