WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Billy M. Brown et ux (NAME:)	Same (NAME:)	Map 142-3
### 133 Laird Rd. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 52
Nashville, Tennessee 37205 (CITY) (P. O. ZONE) (STATE)	Same (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND NO/100 ($10.00)---------- ---------- *DOLLARS* cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

MAY20'74 CONV *7,000.00
MAY20'74 S'TAX A* 18.20
MAY20'74 PR'FEE A* .50
MAY20'74 W'DEED A* 6.00 * 24.70

We, JAMES E. PATTERSON and wife, EVELYN PATTERSON, *have bargained and sold, and by these presents do transfer and convey unto the said* BILLY M. BROWN and wife, HAZEL L. BROWN, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being Lot No. 322 on the Plan of Walnut Hill Manor, Section I, of record in Book 4460, page 108, Register's Office for Davidson County, Tennessee.

Beginning at a point in the northerly edge of Cavalier Road, being the southwest corner of Lot No. 323 and thence South 77° 04' West 18.0 feet to a concrete monument; thence with a curve to the left having a radius of 492 feet, a distance of 80 feet to the southeast corner of Lot No. 321; thence along the common boundary between Lots Nos. 321 and 322 a distance of 166.4 feet to a point in the rear line of Lot No. 325; thence South 76° 04' 29" East, a distance of 138.5 feet to a concrete monument, being the common corner of Lots Nos. 322, 323 and 324; thence in a southerly direction 95.7 feet to the point of beginning.

Being part of the property conveyed to James E. Patterson, by deed from Ethelred Phillips Horn, Jr., et al, of record in Book 3935, page 104, Register's Office for Davidson County, Tennessee.

NOTARY PUBLIC

This instrument prepared by
Schulman, McCarley, Hollins and Pride
P. O. Box 1707
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 7,000.00

Subscribed and sworn to before me, this the 20 day of May 19 74

James E. Patterson
Affiant

My commission expires My Commission Expires August 16, 1977
(Affix Seal)

Margaret V. Hodden
Notary Public

This conveyance is made subject to restrictive covenants of record in Book 4643, page 946, Register's Office for Davidson County, Tennessee; owner's certificate, 10-foot public utility and drainage easement along the rear line and along the easterly line and utility anchor easement in the southwest corner, and a 40-foot building setback line from Cavalier Road, as shown on plan of record in Book 4460, page 108, said Register's Office.

This is unimproved (X) improved ( ) property, known as ..... Cavalier Road, Bellevue, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said BILLY M. BROWN and wife, HAZEL L. BROWN, their ..... *heirs and assigns, forever.*

And we *do covenant with the said* Billy M. Brown and wife, Hazel L. Brown, *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,* except as hereinabove set forth, and taxes for the year 1974, subject to which this conveyance is executed.

And we, James E. Patterson and wife, Evelyn Patterson, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Billy M. Brown and wife, Hazel L. Brown, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 20 *day of* May, *19* 74, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James E. Patterson

James E. Patterson

Evelyn Patterson

Evelyn Patterson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Unidentified, a Notary Public in and for said County and State, the within named James E. Patterson and wife, Evelyn Patterson,

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 20 day of May, 19 74.

Margaret B. Gooden, Notary Public.

My Commission Expires August 16, 1977

Commission Expires

STATE OF
COUNTY OF

Personally appeared before me, , a Notary Public in and for said County and State, the within named

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at, this day of, 19.

, Notary Public.

Commission Expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, , a Notary Public of the State and County aforesaid, personally appeared, with whom I am personally acquainted, and who, upon oath, acknowledged self to be of the , the within named bargainor, a corporation, and that he as such, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .

Witness my hand and seal, at office in, this day of, 19.

Notary Public

Commission Expires

IDENTIFICATION REFERENCE MAY 28 1974 DAVIDSON COUNTY, TENN.