FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER. FOR THIS TRANSFER IS $ 29000.00

X Carol Harris
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF December 1975.

Notary Public

MY COMMISSION EXPIRES: 10 [illegible] 1980

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ALAN L. SATURN, Esq. 26th Floor, First American Center, Nashville, Tenn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
TOMMY J. BROWN, et ux (NAME)	MORTGAGE ASSOCIATES, INC. (NAME)	
2824 Dunmore Drive (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Drive, N.E., Suite 300 (STREET ADDRESS)	96-10
Nashville, Tenn. 37214 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30341 (CITY) (STATE) (ZIP)	152 Pall

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, ROBERT N. WATSON and wife, BRENDA PHILLIPS WATSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO TOMMY J. BROWN and wife, JEANNETTE B. 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 Lot No. 35 on the Plan of Twin Law Subdivision, as of record in Book 2331, page 9, Register's Office for said County, and described as follows:

BEGINNING at a point in the northerly margin of Dunmore Drive at the common corner of Lots 34 & 35; thence with the line, between said lots, northerly 150 feet to a point; thence easterly 84.2 feet to a point in the westerly margin of Colfax Drive; thence with the margin of the same, southerly 125 feet to the beginning of a curve; thence around said curve, in a southwesterly direction 39.3 feet to a point in the margin of Dunmore Drive; thence with the margin of same, westerly 59 feet to the point of beginning.

BEING the same property conveyed to Robert N. Watson and wife, Brenda Phillips Watson by deed from Howard E. Marshall and wife, Lorene A. Marshall of record in Book 4339, page 391, Register's Office for Davidson County, Tennessee.

This is { unimproved ( ) / improved (X) } property, known as 2824 Dunmore Drive, Nashville, Tennessee 37214
(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 12th day of December, 19 75

Robert N Watson — ROBERT N. WATSON

Brenda Phillips Watson — BRENDA PHILLIPS WATSON

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ROBERT N. WATSON and wife, BRENDA PHILLIPS WATSON

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 12th day of December, 1975

Commission expires 10/28/78

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

WARRANTY DEED

FROM
ROBERT N. WATSON, et ux
BRENDA PHILLIPS WATSON

TO
TOMMY J. BROWN, et ux
JEANETTE B. BROWN

PLEASE RETURN RECORDED DEED TO:
Alan L. Saturn, Esquire
26th Floor
First American Center
Nashville, Tennessee 37238

D 28871

IDENT. REFERENCE

DEC 18 2 34 PM '75

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

DEC 18 75	CONV	24,000.00			
DEC 18 75	S'TAX		B*	62.40	
DEC 18 75	PR'FEE		B*	.50	
DEC 18 75	WDEED		B*	4.00	* 66.90

TAX