WARRANTY DEED

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 35,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS, THE 15th DAY OF January, 19 78.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

BOOK 5244 PAGE 836

Mail

THIS INSTRUMENT WAS PREPARED BY

Joe Saperstein, Suite 303, 4515 Harding Road, Nashville, Tennessee 37205
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Major Groves Brown, Jr., et ux (NAME)	Same (NAME)	Map 148-5
3763 Turley Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 29
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	5DU-3067

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~~ I, DOROTHY FRYE, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MAJOR GROVES BROWN, JR. and wife, FLORENCE LURETTA 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. 67 on the Plan of Hillbrook, Section 3, of record in Book 3300, page 84, REgister's Office for said County.

SAID Lot No. 67 fronts 80.5 feet on the westerly side of Turley Drive and extends back 177.7 feet on the northerly line adn 179.2 feet on the southerly line to a dead line in the rear on which it measures 66.4 feet.

BEING the same property conveyed to Dorothy Frye, a single person, by deed from Ronald T. Degenhardt and wife, Katherine A. Degenhardt of record in Book 1500, page 483, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 3763 Turley Drive (House Number) (Street) Nashville (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 18th day of January, 1978

X Dorothy Frye
DOROTHY FRYE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

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

Witness my hand and official seal at Nashville, Tennessee, this 18th day of January, 1978

Commission Expires 5-2-81

_____ Notary Public

STATE OF _____
_____ 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 purpose 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

E 46837.

REFERENCE

JAN 23 8 24 AM '78

JAN 23 78	CONV	35,000.00			
JAN 23 78	S'TAX		5*	91.00	
JAN 23 78	PR'FEE		6*	.50	
JAN 23 78	W'DEED		3*	4.00	* 95.50

WARRANTY DEED

FROM
DOROTHY FRYE, A Single Person

TO
MAJOR GROVES BROWN, JR.,
and wife,
FLORENCE LURETTA BROWN

TITLE INSURED BY POLICY NUMBER:
43-013-23890F

The Associates, Inc. Livery of Seizin

Compliments of
Title Associates, Inc.
REPRESENTING
USLIFE TITLE INSURANCE
Company of New York