This instrument prepared by: Thomas M. Black, Attorney, 223 Madison Street, Madison, TN 37115

BOOK 5578 PAGE 275

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
RONALD DOUGLAS BREWER, ET UX (NAME)	THE CHAMBERLAIN COMPANY (NAME)	Map 60-15
111 Dellway Drive (STREET ADDRESS OR ROUTE NUMBER)	620 Lindsay Street at Oak (STREET ADDRESS)	Parcel 63
Nashville, TN 37207 (CITY) (P. O. ZONE) (STATE)	Chattanooga, TN 37403 (CITY) (ZONE) (STATE)	12 D 06500

mail

FOR AND IN CONSIDERATION of the sum of ..... TEN AND 00/100 .....

..... ($10.00) ..... Dollars,

cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged,

MICHAEL PATRICK CUNNINGHAM, single
hereinafter referred to as Grantor,

have this day bargained and sold, and do hereby transfer and convey unto the said .RONALD.DOUGLAS.BREWER.....

..AND.WIFE..PATRICIA.SUE.BREWER,..hereinafter.referred.to.as.Grantees,..

.....their.... (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows

Land in Davidson County, Tennessee, being Lot No. 263 on the Map of Joywood Heights, Section II, as of record in Book 1130, pages 92 and 93, Register's Office for Davidson County, Tennessee, described as follows:

Said Lot No. 263 fronts 60 feet on the northerly side of Dellway Drive and extends back 163.5 feet along the easterly line and 156.7 feet along the westerly line to a line in the rear measuring 60.3 feet thereon.

Being the same property conveyed to Michael Patrick Cunningham by deed from William M. Franceschini, Jr., and wife, Leslie W. Franceschini, of record in Book 5025, page 882, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 26,500.00

Subscribed and sworn to before me, this the 13 day of March 13 19 80

Affiant

My commission expires: 4-17-83 (Affix Seal)

Notary Public

This is unimproved ( ) improved (XX) property, known as 111 Dellway Drive, Nashville, TN 37207 (House Number) (Street) P. O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said .....

Grantees, their ..... (successors),

heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said

Grantees, their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness my hand this 13th day of March, 19 80 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Ronald Douglas Brewer

Patricia S. Brewer

x Michael Patrick Cunningham

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,*

MICHAEL PATRICK CUNNINGHAM, single

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

Witness my hand and official seal at Nashville, *Tennessee, this* 13TH *day of* March, *19* 80

Melvin G. Kerzie *Notary Public*

Commission expires 4-17-83

NOTARY PUBLIC DAVIDSON COUNTY

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 .....

7749 03/13 75.40- CHECK

WARRANTY DEED

FROM
MICHAEL PATRICK CUNNINGHAM
TO
~~RONALD DOUGLAS BREWER, ET UX~~

F. 80483

IDENTIF. REFERENCE

MAR 13 12 57 PM '80
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 106 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			26500.00-	CO
			68.90	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	75.40-
7749A03/13/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-80483

IDENTIF. REFERENCE

MAR 13 12 57 PM '80
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 746875