File 41

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO | MAP-PARCEL NUMBERS |
|---|---|---|
| Robert E. Bryan, Jr. et ux (NAME) | Arvida Mortgage Company (NAME) | 71-11-111 |
| 331 Marshall Street (STREET ADDRESS OR ROUTE NUMBER) | P. O. Box 6515 (STREET ADDRESS) | |
| Nashville, Tennessee (CITY) (STATE) (ZIP CODE) | Clearwater, Florida 33516 (CITY) (STATE) (ZIP CODE) | |

**WARRANTY DEED**

BOOK 5690 PAGE 233

For and in consideration of the sum of Ten and 00/100 ($10.00) DOLLARS

paid in cash, and other good and valuable consideration received from the GRANTEES herein, including the agreement of said GRANTEES to assume and pay the balance of that certain indebtedness which is secured by lien on the property herein conveyed and is described in the Deed of Trust from James Michael Brown and wife, Rebecca Lee Brown to J. C. Rencarge, Trustee, of record in Book 5450, page 556, Register's Office for Davidson County, Tennessee;

JAMES MICHAEL BROWN and wife, REBECCA LEE BROWN

have bargained and sold, and by these presents do transfer and convey unto the said ROBERT E. BRYAN, JR. and wife, MARY M. BRYAN

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being the westerly 1/2 of Lot No. 23 on the Plan of Trinity Heights Addition, as of record in Book 161, page 38, Register's Office for said County.

SAID part of Lot No. 23 fronts 50 feet on the northerly side of Marshall Avenue and extends back between parallel lines 150 feet to the southerly side of Edith Avenue, measuring 50 feet thereon.

BEING the same property conveyed to James Michael Brown and wife, Rebecca Lee Brown by deed from William Dorris and Bobby Roberts, of record in Book 5450, page 553, Register's Office for Davidson County, Tennessee.

This is improved (XX) / unimproved ( ) property, known as 331 Marshall Street, Nashville, Tennessee
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 15th day of December, 19 80.

X James Michael Brown
JAMES MICHAEL BROWN

X Rebecca Lee Brown
REBECCA LEE BROWN

200 12/15 82.42 CHECK

BOOK 5690 PAGE 234

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James Michael Brown and wife, Rebecca Lee Brown

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 15th day of December, 19 80.

My commission expires 7-21-84 Notary Public Dorothy A. Wilson

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 29,200.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

X Robert E. Bryan, Jr.

Sworn to and subscribed before me this 15th day of December, 19 80.

My commission expires 7-21-84 Notary Public Dorothy A. Wilson

| This instrument was prepared by: | |
|---|---|
| Guaranty Escrow Services, 705 American Trust Bldg., Nashville, TN. | |
| Name | Address |

THIS INSTRUMENT PREPARED BY
HOWSER, THOMAS, SUMMERS,
BINKLEY & ARCHER ATTORNEYS
300 COURT SQUARE BUILDING
NASHVILLE, TENN. 37201

WARRANTY DEED

FROM James Michael Brown and wife, Rebecca Lee Brown

TO Robert E. Bryan, Jr. and wife, Mary M. Bryan

G 2.1.8 8 8

IDENTIF. REFERENCE

DEC 15 10 40 AM '80

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____ BOOK 5690 PAGE 235

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | 29200.00- CO | |
| | | | 75.92 CO TX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK | 82.42- |
| D200A | 12/15/80 | BAL | | .00 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

021.8888

IDENTIF. REFERENCE

DEC 15 10 40 AM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 797476