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 $ 37,000.00

Jim Frank Beasley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF May, 1981.

John V. Adams
Notary Public

MY COMMISSION EXPIRES: January 22, 1984

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS & SPICER, ATTORNEYS
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jim Frank Beasley (NAME)	Fidelity Federal Savings & Loan (NAME)	131-2-A
608 Fifth Avenue North (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	41
Springfield, Tennessee 37172 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	7DA-79155

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, Donna Elaine Lewis Brown and husband, Billy Garrett Brown,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jim Frank Beasley,

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:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. I-2 on the plan of Hobbs House Apartments, Condominium Apartments, of record in Book 5200, page 54, Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference.

BEING the same property conveyed to Donna Elaine Lewis, now known as Donna Elaine Lewis Brown, by deed from Andrews Properties, Inc., a Tennessee corporation, of record in Book 5300, page 588, Register's Office for Davidson County, Tennessee.

THE property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 5289, page 515, Book 5292, page 958, and Book 5293, page 612, all in said Register's Office, and to the matters set forth in the above referenced plan of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantee to assume the unpaid balance of a note secured by a first mortgage deed of trust to Fidelity Federal Savings & Loan Association, of record in Book 5300, page 590, said Register's Office, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said grantee.

This is improved (XX) unimproved ( ) property, known as Unit I-2, Hobbs House Condominium, Nashville, Tennessee 37215
(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 21st day of May, 19 81

Billy Garrett Brown
Billy Garrett Brown

Donna Elaine Lewis Brown
Donna Elaine Lewis Brown

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 Billy Garrett Brown and Donna Elaine Lewis 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 21st day of May 19 81

Commission expires January 22, 1984

John S. Adams
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 (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 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

DONNA ELAINE LEWIS BROWN AND HUSBAND,

BILLY GARRETT BROWN

TO

JIM FRANK BEASLEY

G. 4. 3 0 4 0

T
IDENTIF. REFERENCE

MAY 22 3 23 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WILKINS, ADAMS & SPICER
ATTORNEYS AT LAW
1100 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219
Row 1, Box 8 dp

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

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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

3700.00- CO
56.20 CO TX
.50 PRFEE
6.00 MORTG
CHECK 102.70-
7256AU5/22/81 PAL .70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 4 3 0 4 0

IDENTIF. REFERENCE T

MAY 22 3 23 PM '81

FELIX Z. WILSON, II
DAVIDSON COUNTY, TENN.

No. 823485