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 $ 44,373.72

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 28th DAY OF OCTOBER, 19 81

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

SATURN & MAZER, Attys. 20th Floor, First American Center, Nashville, Tenn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DANNY R. BROWN, et ux (NAME)	S A M E (NAME)	
412 Williams Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	42-12
Madison, Tenn. 37115 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	3

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, WILLIAM F. BRYAN, et ux LETTIE L. BRYAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DANNY R. BROWN, et ux MARILYN J. 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 more particularly described as follows, to-wit:

BEGINNING at a point on the northerly margin of Williams Avenue, as established and located on the Map of M. N. Youngs Subdivision of Lot 5, of the Gee Lands, as of record in Book 974, page 5, Register's Office for Davidson County, Tennessee, and as agreed to be widened and located as shown in an instrument of record in Book 801, page 142, said Register's Office, said point of beginning also being 1170.5 feet west of the westerly margin of the right of way of the L & N Railroad thence; north 2.5° East 200 feet to a point; thence North 87.25° west 103.5 feet to a point; thence South 2.5° West 200 feet to a point on the north margin of Williams Avenue; thence in an easterly direction with Williams Avenue 103.5 feet to a point, being the point of beginning.

BEING part of the same property conveyed to William F. Bryan, et ux by virtue of instruments of record in Book 5331, page 696, said Register's Office.

unimproved ( )
This is improved (X) property, known as 412 Williams Avenue, Madison, Tennessee 37115
(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 28th day of October, 19 81

William F. Bryan
WILLIAM F. BRYAN

Lettie L. Bryan
LETTIE L. BRYAN

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 WILLIAM F. BRYAN and wife, LETTIE L. BRYAN,

the bargainors, 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 28th day of October 19 81

Commission expires 4-17-83

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
WILLIAM F. BRYAN, et ux

LETTIE L. BRYAN

TO
DANNY R. BROWN, et ux

MARILYN J. BROWN

PLEASE FILE BOX "7"

3661031

IDENTIF. REFERENCE

OCT 29 10 28 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

3567 10/29 121.94- CHECK

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OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

44373.72- CO
115.44 CO TX
.50 PRFEE
6.00 WDEED
CHECK 121.94-
5567A 10/29/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

366103

IDENTIF. REFERENCE

OCT 29 10 28 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 850780