BOOK 5926 PAGE 545

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $119,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 16th DAY OF August, 19 82

Notary Public

MY COMMISSION EXPIRES 10/19/82

(AFFIX SEAL)

FILED

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
JAMES LARRY BROWN (NAME)	GILL MORTGAGE (NAME)	9D 7670
7321 Dunawary Drive (STREET ADDRESS OR ROUTE NUMBER)	Box 599 (STREET ADDRESS)	128-9
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	San Antonio, TX 78229 (CITY) (STATE) (ZIP)	57

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, JAMES E. BREWER and wife, SHARON K. BREWER,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES LARRY BROWN et ux, SHARON L. 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:

BEING Lot No. 19 on the Plan of Dunaway Woods, Section One, as of record in Book 5200, page 132, Register's Office for said County.

SAID Lot 19 fronts 221.92 feet on the southwesterly margin of Dunaway Drive and extends back 193.31 feet on the northwesterly line and 187 feet of the southeasterly line to a dead line in the rear measuring 211.91 feet thereon.

BEING the same property conveyed to James E. Brewer and wife, Sharon K. Brewer by deed from Morris Eshaghpour Contracting Corporation, of record in Book 5687, page 566, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to Metropolitan Mortgage Fund, of record in Book 5815, page 36, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees. Said loan having since been transferred to The Richard Gill Company.

unimproved ( ) This is improved (XX) property, known as 7321 Dunaway Drive, Nashville, Tennessee 37221
(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 16th day of July, 19 82

JAMES E. BREWER

SHARON K. BREWER

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STATE OF TEXAS
County

Personally appeared before me, _____, **a Notary Public in and for said County and State, the within named** JAMES E. BREWER and wife, SHARON K. BREWER

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** Dallas, Texas, **this** 12th **day of** July **19**82

Commission expires Rita R. Green, Notary Public for the State of Texas. Comm. exp. 4-6-84

Rita R. Green
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

JAMES E. BREWER, et ux

TO

JAMES LARRY BROWN, et ux

H 0 4 8 7 4

IDENTIF. REFERENCE

Aug 19 9 20 AM '82

FELIX ... REGISTER
DAVIDSON COUNTY, TN

PLEASE FILE BOX "7"

PREPARED BY:

SATURN & MAZER, Attorneys
20th Floor
First American Center
Nashville, Tennessee 37238

Phone: 259-3666

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

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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
			119500.00- CO	
			310.70 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 317.20-	
			431DA08/19/82 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 0 4 8 7 4

IDENTIF. REFERENCE

AUG 19 9 20 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 897636