THIS INSTRUMENT WAS PREPARED BY
[illegible]

WARRANTY DEED

BOOK 5959 PAGE 92

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Kerri Lynn Brazelton	SAME	160-14-B
(NAME)	(NAME)	
5720 Brentwood Trace		#20
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Brentwood, TN 37027		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Forty-Seven Thousand and 00/100----------
----------($47,000.00)---------- *Dollars,*
cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged.

Richard S. Regen, Jr., an unmarried person

~~has~~ does ~~this day bargained and sold, and~~ hereby transfer and convey unto the said Kerri Lynn Brazelton

~~her~~ *(the Grantee) herein, their (successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Unit No. 5720, in Brentwood Trace Condominiums, a Horizontal Property Regime, located on Old Hickory Boulevard, Brentwood, Davidson County, Tennessee, as shown on the plat of Brentwood Trace Condominiums, recorded in Book 5200, page 219, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 5524, page 415, Register's Office for Davidson County, Tennessee, to which reference is here made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, apartments, co-owners and tenants of Brentwood Trace Condominiums, contained in the Master Deed and the By-Laws appended thereto, recorded in Book 5524, page 415, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein. Also incorporated herein is the amendment to By-Laws of record in Book 5537, page 988, said Register's Office.

Subject to a 40-foot easement for ingress, egress, public utilities and drainage along the easterly boundary of Brentwood Highlands Section I, of record in Book 4460, page 110, Register's Office for Davidson County, Tennessee, of record in Book 4831, page 125, Register's Office for Davidson County, Tennessee; a 45-foot easement for future widening of Old Hickory Boulevard; sewer easement; water line easements; access for public utilities and drainage easements as shown on said plan of record in Book 5200, page 219, as revised in Book 5200, page 230, Register's Office for Davidson County, Tennessee.

Subject to limitations and conditions imposed by the "Horizontal Property Act," as set out in Code Sections 64-2704-22, both inclusive of the Tennessee Code Annotated.

Subject to any lien or other obligation to pay assessments for prorated expenses of administration and of maintenance and repair of the common elements, general and limited, of the building and any other expenses lawfully agreed upon and to pay the proportionate cost whenever it shall be proper to proceed with re-construction of the building in case of fire or other disaster and where the insurance indemnity is insufficient to cover the cost of such reconstruction, as set out in Master Deed of record in Book 5524, page 415, Register's Office for Davidson County, Tennessee, and amendment to Master Deed of record in Book 5545, page 510, said Register's Office.

Being the same property conveyed to Richard S. Regen, Jr. by deed from Haury & Smith Contractors, Inc. of record in Book 5545, Page 367, said Register's Office.

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 47,000.00

Subscribed and sworn to before me, this the 28th day of October 19 82

Affiant Richard S. Regen, JR.

My commission expires: 10/30/85 (Affix Seal)

Notary Public Carol A. Corley

This is unimproved ( ) improved (X) property, known as Unit No. 5720, Brentwood Trace Condominiums, Brentwood, Tennessee
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are 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 ourselves, our 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.

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 28th *day of* October, 19 82, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Richard S. Regen, Jr.

RICHARD S. REGEN, JR.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Carol D. Oxley, a Notary Public in and for said County and State, the within named Richard S. Regen, Jr.

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the 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 28th day of October, 19 82.

Carol D. Oxley, Notary Public.

Commission Expires 10/20/85

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named .....

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

Witness my hand and official seal at ....., this ..... day of ....., 19.....

....., Notary Public.

Commission Expires.....

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.....

WARRANTY DEED

FROM

Richard S. Regen, Jr.

TO

Kerri Lynn Brazelton

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RUSH

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

NOV 2 3 46 PM '82

IDENTIF. REFERENCE

H 1 5 4 7.9

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

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
			4/00.00- CO	
			126.00 CO TX	
			.50 PRFEE	
			12.00 WDEED	
			CHECK	134.70-
760741	11/02/82		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 1 5 4 7. 9

IDENTIF. REFERENCE

Nov 2 3 46 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 908158