Box 30

BOOK 6000 PAGE 254

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $65,865.86

Charlie Christian
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF January 1983

Notary Public

MY COMMISSION EXPIRES: January 19, 1986

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc.
Realtors Building 306 Gay Street Suite 203 Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charlie Christian, Sr. (NAME)	Wachovia Mortgage Company (NAME)	Map 150-10
3105 Cedarcroft (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 3174 (STREET ADDRESS)	Parcel 4
Antioch, Tennessee (CITY) (STATE) (P. O. ZIP)	Winston-Salem, NC 37102 (CITY) (STATE) (ZIP)	

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, HERMAN E. BROWN, JR. and wife, ALICE T. BROWN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLIE CHRISTIAN, SR. and wife, MAE BELL STEVENSON CHRISTIAN

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. 111 on the plan of Section 10-A, CHERRY HILLS, of record in Book 4860, page 97, Register's Office for said County.

Said Lot No. 111 fronts 90.83 feet on the southerly margin of Cedarcroft Drive and extends back 140.43 feet on the easterly line and 112.40 feet on the westerly line to a broken line in the rear, measuring 123.28 feet thereon.

Being the same property conveeyd to Herman E. Brown, Jr. and wife, Alice T. Brown, by deed from Joe Dean O'Neal and wife, Frances V. O'Neal, of record in Book 5441, page 924, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1983 and subsequent years, easements and restrictions of record and Deed of Trust executed by Joe Dean O'Neal and wife, Frances V. O'Neal to Commerce Union Bank, of record in Book 5556, page 966, Register's Office for Davidson County, Tennessee.

H 2 8 7.9 7 CHECK

IDENTIF. REFERENCE

JAN 31 2 50 PM '83

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 3105 Cedarcroft, Antioch, Tennessee
(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 26th day of January, 19 83

Herman E. Brown, Jr.

Alice T. Brown

01/31 94-

4445

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 Herman E. Brown, Jr. and wife, Alice T. 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 26th day of January 19 83

Commission expires January 19, 1986

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) as such _____ and (they) _____, 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

HERMAN E. BROWN, JR. and wife,

ALICE T. BROWN

TO

CHARLIE CHRISTIAN, SR. and wife,

MAE BELL STEVENSON CHRISTIAN

Return to:
SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

PAGE 254

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

RECEIVED OF _____

FOR BOOK 6000 PAGE 256

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
			66865.66- CO	
			171.34 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	177.34-
4445A	01/31/83		BAL.	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2877

IDENTIF. REFERENCE

JAN 31 2 56 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 926706