OFFICIAL RECEIPT

BOOK 6020 PAGE 603

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,110.60

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF FEBRUARY, 83

Notary Public

MY COMMISSION EXPIRES: 10/3/86

(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
THOMAS E. BROWN, et ux (NAME)	SHEARSON/AMERICAN EXPRESS MTG. CORP. (NAME)	MAP 162-9
272 Ash Grove Drive (STREET ADDRESS OR ROUTE NUMBER)	1201 E. Highland Avenue, Suite D (STREET ADDRESS)	PARCEL 76
Nashville, Tenn. 37211 (CITY) (STATE) (P. O. ZIP)	San Bernardino, California 92404 (CITY) (STATE) (ZIP)	5DU-38310

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, CAROLYN G. DALE DANIELS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THOMAS E. BROWN and wife, GINGER C. 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 Lot No. 25 on the Plan of Hickory View, Section One, as of record in Book 5210, page 221, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Carolyn G. Dale by deed from AAA Realty Company, of record in Book 5784, page 378, 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 Western Pacific Financial Mortgage Corporation, of record in Book 5784, page 381, 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. The said loan company now being Shearson/American Express Mortgage Corporation.

This is unimproved ( ) improved (X) property, known as 272 Ash Grove Drive, Nashville, Tennessee 37211
(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 24th day of February, 19 83

Carolyn G. Dale Daniels

CAROLYN G. DALE DANIELS

OFFICIAL RECEIPT

STATE OF TENNESSEE
Davidson County

BOOK 6020 PAGE 610

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named CAROLYN G. DALE DANIELS, et vir CLARENCE A. DANIELS

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 24th day of February, 19 83.

Commission expires 10/19/86

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

TO

H 35965

IDENTIF. REFERENCE

MAR 14 3 27 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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 _____ BOOK 6020 PAGE 611

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
			44110.60- CO	
			114.66 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 121.16-	
3121A	03/14/83		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 3 5 9 6 5.

T IDENTIF. REFERENCE

MAR 14 3 27 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 935083