**OFFICIAL RECEIPT**

FILE COPY

FORM No. WD-1

BOOK 6160 PAGE 519

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000.00

Mark Batson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF OCTOBER 19 83

Notary Public

MY COMMISSION EXPIRES: 10-14-85

(AFFIX SEAL)

6495 ... NOV 82 50 CHECK

**THIS INSTRUMENT WAS PREPARED BY**
EDWARD SEDDON — 295 PLUS PARK BOULEVARD, SUITE J — NASHVILLE, TN 37217

| NAME | ADDRESS | |
|---|---|---|
| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
| Charles M. Brothers | Engel Mortgage Company, Inc. | MAP 108-8 |
| (NAME) | (NAME) | |
| 3210 Cedar Ridge Road | P.O. Box 847 | PARCEL 215 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, TN 37214 | Birmingham, Alabama 35201 | |
| (CITY) (STATE) (P.O. ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND 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, Atlantic Realty, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles M. Brothers and wife, Jill D. Brothers

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 196B of Zone Lot Division of Lot 196, Section 2, Larchwood Subdivision of record in Plat Book 5800, Page 258, amending Plat Book 5200, Pages 207 and 208, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Atlantic Realty, Inc. by deed from Frank Batson and wife, Judy W. Batson of record in Book 6153, Page 628, Register's Office said County.

THIS conveyance is subject to Restrictive Covenants of record in Book 6011, Page 130, Book 5681, Page 532, Book 5688, Page 696, and Book 6121, Page 24, Register's Office for said County.

THIS conveyance is subject to a Deed of Trust executed by Frank Batson and wife, Judy W. Batson, to Michael L. Padalino, Trustee, for Engel Mortgage Company, Inc., dated September 14, 1983, with a present unpaid principal balance of $49,950.00, of record in Book 6141, Page 4, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

THIS conveyance is subject to any and all existing restrictions and easements of record.

This is unimproved ( ) improved (XX) property, known as 3210 Cedar Ridge Road (House Number) (Street) Nashville, TN 37214 (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 heir 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 covey 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 my hand this 19TH day of OCTOBER, 1983

Atlantic Realty, Inc.

BY: Gordon Weaver

Gordon Weaver, Secretary/Treasurer

**OFFICIAL RECEIPT**

STATE OF TENNESSEE
COUNTY OF

BOOK 6160 PAGE 520

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 _____, Tennessee, this _____ day of _____ 19 _____

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson the undersigned

Before me, Gordon Weaver a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who XXXXXXXXXXX (his oath) XXXXXXX (himself) Secretary/Treasurer upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the Atlantic Realty, Inc. the within named bargainer, and corporation, and that (he) XXXX (they) as such Secretary/Treasurer and _____, being authorized so to do, execute the foregoing instrument for the _____ purposes therein contained by signing the name of the corporation, by the said Gordon Weaver as such Secretary/Treasurer, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville on this the 17th day of OCTOBER 19 83

My commission expires 10-14-85

_____
Notary Public

NOTARY PUBLIC AT LARGE STATE OF ILLINOIS

H 8 1 2 4 0 WARRANTY DEED

FROM Atlantic Realty, Inc.

TO Charles M. Brothers

IDENTIF. REFERENCE T.

Oct 20 3 10 PM '83 FELIX Z. WILSON JR. REGISTER DAVIDSON COUNTY, TN

RETURN TO:

SOUTHERN ESCROW COMPANY
295 Plus Park Boulevard
Suite J
Nashville, Tennessee 37217

EDWARD SEDDON
ATTORNEY-AT-LAW
295 Plus Park Blvd., Suite J
Nashville, Tennessee 37217

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

BOOK 6160 PAGE 521

RECEIVED OF _____

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 |
|---|---|---|---|---|
| | | | 60000.00- CAMT. | |
| | | | 156.00 CSTAX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK | 162.50- |
| | | | 6495A 10/20/83 BAL | .00 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 8 1:2 4 0

T
IDENTIF. REFERENCE

OCT 20 3 10 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 987510