FORM No. WD-1

BOOK 6363 PAGE 603

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,000.00

Edwin C. Tenpenny
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF August 19 84

Notary Public

MY COMMISSION EXPIRES: 7-27-86

(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
EDWARD SEDDON — 1187 VULTEE BOULEVARD — NASHVILLE, TN 37217

| NAME | | ADDRESS |
|---|---|---|
| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
| Edwin C. Tenpenny | Metropolitan Federal S & L Assoc | MAP 148-13 |
| (NAME) | (NAME) | |
| 4906 Cedar Hill Road | P. O. Box 110250 | PARCEL 37 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, TN 37211 | Nashville, TN 37211 | 5DU-44204 |
| (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, Charles E. Brownlee, Jr. and wife, Beverly S. Brownlee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edwin C. Tenpenny and wife, Lois Tenpenny

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. 73 on the Plan of Locustwood, Section III, of record in Book 2663, Page 29, Register's Office for Davidson County, Tennessee.

SAID Lot No. 73 fronts 143 feet on the easterly side of Cedar Hill Road and runs back between lines 295.5 feet on the northerly line and 203.3 feet on the southerly line to a dead line, which is a broken line, on which it measures 194.8 feet thereon.

THIS conveyance is subject to Restrictive Covenants of record in Book 2691, Page 61, Register's Office for said County.

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

THIS conveyance is subject to a Deed of Trust executed by Charles E. Brownlee, Jr. and wife, Beverly S. Brownlee to Metropolitan Federal Savings & Loan Association, dated January 4, 1972, with a present unpaid principal balance of $12,492.23, of record in Book 4562, Page 904, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

Being the same property conveyed to Charles E. Brownlee, Jr. and wife, Beverly S. Brownlee by Deed from Ed Hill and wife, Lillian Hill of record in Book 4565, Page 902, Register's Office Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 4906 Cedar Hill Road, (House Number) (Street) Nashville, TN 37211 (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 our hand S this 15th day of August, 19 84

Beverly S. Brownlee

Charles E. Brownlee, Jr.

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles E. Brownlee, Jr. and wife, Beverly S. Brownlee

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 15th day of August, 1984

Commission expires 7-27-86

Notary Public

STATE OF TENNESSEE
COUNTY OF

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, and corporation, and that (he / they) as such _____ 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 _____ 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
Charles E. Brownlee, Jr.
Beverly S. Brownlee

TO
Edwin C. Tenpenny
~~Lois Tenpenny~~

RETURN TO:
SOUTHERN ESCROW COMPANY
1187 Vultee Boulevard
Nashville, Tennessee 37217

EDWARD SEDDON
ATTORNEY AT LAW
1187 Vultee Boulevard
Nashville, Tennessee 37217

IDENTIFICATION REFERENCE

AUG 21 8 43 AM '84

FILED & RECORDED
DAVIDSON COUNTY, TN

I 4 4 2 4 1

# 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 |
|---|---|---|---|---|
| | | | 52000.00- CONT. | |
| | | | 135.20 CSTAX | |
| | | | .50 PRFEE | |
| | | | 6.00 ADEED | |
| | | | CHECK | 141.70- |
| 3634A | 08/21/84 | | BAL | .00 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

T 4 4 2 4 1

IDENTIF. REFERENCE

AUG 21 8 43 AM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 0062368