ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
William M. Brooks, Jr. (NAME)	Same (NAME)	105-7 227 105-7 225
1308 Martin Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37203 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

Recorded

BOOK 6460 PAGE 634

WARRANTY DEED

For and in consideration of the sum of One hundred twenty thousand DOLLARS

William M. Brooks, Sr., unmarried

BOOK 6459 PAGE 634

have bargained and sold, and by these presents do transfer and convey unto the said William M. Brooks, Jr.

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Tract I.
Being part of Block No. 5 on the Map of Hamilton Subdivision, as of record in Minute Book 1, Page 97, County Court for said County, being Lots Nos. 1 and 2 on the unrecorded plan of the subdivision of said Block No. 5. According to said unrecorded plan said Lots nos. 1 and 2 are described together as follows:

Beginning at the northeast corner of Hamilton and Martin Streets; thence with the northerly margin of Hamilton Street, eastwardly 341 feet, more or less, to the corner of Lots Nos. 2 and 3 on said unrecorded plan; thence with the line between said two lots northwardly 167 1/2 feet, more or less, to the southerly margin of an alley; thence with said alley westwardly 341 feet, more or less, to the easterly margin of Martin Street; thence with said street southwardly 167 1/2 feet, more or less, to the beginning.

Being the real property conveyed to William M. Brooks and wife, Virginia M. Brooks as of record in Book 4043, Page 243, Register's Office for Davidson County, Tennessee, and further conveyed by Quitclaim Deed from Virginia Blake Moore Brooks to William Marvin Brooks, Sr., unmarried, as of record in Book 6163, Page 712, Register's Office for Davidson County, Tennessee.

Tract II
Being part of Block 5, on the map of Hamilton's Subdivision, of record in Minute Book 1, Page 97, County Clerk's office for said County, being Lot No. 3 on the unrecorded Subdivision of said Block 5, described according to a survey made by E.R. Southgate, Surveyor, July, 1945, as follows:

Beginning on the northerly margin of Hamilton Street at the southwest corner of the property conveyed to Thomas Raymond McDonald and wife, by deed from J. Douglas Wright and wife, of record in Book 1518, Page 195, Register's Office for said County, also being in the corner of Lots Nos. 3 and 4; thence with the line between said two lots northerly 167 1/2 feet to the southerly margin of an alley; thence with the margin of said alley westerly (see attachment)

unimproved ( )
This is improved (X) property, known as (Tract I) 1312 Martin Street (Tract II) ~~548 A & B Hamilton Avenue~~ (House Number) (Street)

Nashville, Tennessee 37203
(P. O. Address) (City or Town) (Zip Code)

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.

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 1st day of December, 19 87.

William M. Brooks, Sr.

BOOK 6460 PAGE 635

BOOK 6459 PAGE 635

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, M. Milton Sweeney, a Notary Public in and for said County and State, the within named William M. Brooks, Jr.

the bargainor _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee, this 1st day of December, 1984.

My commission expires 10-20-85 Notary Public M. Milton Sweeney

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ to be the _____ and _____ respectively of _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as _____ and attesting the same by the said _____ as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 120,000.00

This is equal to or greater than the property would bring at a fair and voluntary sale.

M. Milton Sweeney

Sworn to and subscribed before me
this 28th day of December, 1984.

My commission expires 4-19-87 Notary Public Sandra Dwight Patterson

This instrument was prepared by:

M. Milton Sweeney STEWART, ESTES & DONNELL, 14th Floor, 3rd Nat'l Bank Bldg. Nashville, TN

Name Address 37219

3993 12/28 316.50- CHECK

WARRANTY DEED

FROM

TO

I-7-3058

IDENTIF. REFERENCE

Dec 28 9 35 AM '84

FEE & TAX RECEIVED & REGISTER
DAVIDSON COUNTY, TN

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

re-recorded

ATTACHMENT TO WARRANTY DEED BOOK 6460 PAGE 636

50 feet to the corner of Lots Nos. 2 and 3; thence with the line between said two lots southerly 167 1/2 feet to the northerly margin to Hamilton Street; thence with the margin of said Street; easterly 50 feet to the beginning.

Being the same property conveyed to William M. Brooks, Sr. and wife Virginia M. Brooks by Trustee's Deed as of record in Book 4020, Pgae 386, Register's Office for Davidson County, Tennessee, the said Virginia M. Brooks having since conveyed her interest to William M. Brooks, Sr. by virtue of a Quitclaim Deed as of record in Book 6163, page 712, Register's Office for Davidson County, Tennessee.

3354 · 12/28 3.00- CHECK

Re-Record
I: 7 3 3 0 8'

RUSH
IDENTIF. REFERENCE

DEC 28 3 01 PM '84

FELIX Z. ALDRIDGE III REGISTER
DAVIDSON COUNTY, TN