STATE OF TENNESSEE §
COUNTY OF DAVIDSON §

The actual consideration or value whichever is greater, for this transfer is $12,000.00.

Roger C. Brown
Roger C. Brown, Affiant

Subscribed and sworn to before me this the 12th day of ~~January~~ Feb., 1985.

S. Edwards Dep. Cl
~~Notary Public~~

My ~~Commission Expires~~: _____
~~(Affix Seal)~~

THIS INSTRUMENT WAS PREPARED BY: BOOK 6491 PAGE 168

Claude Callicott, Attorney, 513 Nashville City Bank Bldg., Nashville, TN 37201

Address new owners as follows:	Send tax bills to:	Map-Parcel Numbers
Roger C. Brown and wife, Mildred C. Brown 66 B McCrory Lane Kingston Springs, TN 37082	SAME	Map 169 Parcel 7 and 17

CHANCERY COURT DEED

Christina Norris, Clerk and Master

TO

Roger C. Brown and wife, Mildred C. Brown

The property hereinafter described was purchased by Roger C. Brown at a Chancery Court sale conducted for the Chancery Court of Davidson County, Tennessee by Clive Anderson Realty and Auction Company on November 3, 1984. The purchase price was Twelve Thousand Dollars ($12,000.00). The purchaser complied by paying One Thousand Eight Hundred Dollars ($1,800.00) (15%) to Clive Anderson Realty and Auction Company on the day of the sale and the balance of Ten Thousand Two Hundred Dollars to the Clerk and Master on November 19, 1984. The sale was confirmed by an Order of the Chancery Court signed by the Honorable Robert S. Brandt, Chancellor and filed and entered on December 13, 1984 and recorded in Minute Book 30, page 212. The said Roger C. Brown directed that the deed be made to Roger C. Brown and wife, Mildred C. Brown.

Accordingly in obedience to said Order of the Chancery Court which was entered in the case of Coleman Brown vs. Myra Ann Barksdale, et al Chancery Court No. 82-1608-III I, Christina Norris, Clerk and Master of the Chancery Court for the State of Tennessee, Seventh Division, Davidson County in consideration of the payment of said purchase price in the amount of Twelve Thousand Dollars ($12,000.00) do hereby grant, transfer and convey unto the said Roger C. Brown and wife, Mildred C. Brown their heirs and assigns two tracts or parcels of land located in Davidson County, Tennessee described as follows:

TRACT ONE:

The 5.98 acres tract which fronts on Old Harding Road more particularly described as follows:

Said tract lies wholly within the Ninth Civil District, Davidson County, Tennessee and bound in general by Smith on the north, Lewis Road and Pickney on the east, Old Harding Road on the south and Tubb and Smith on the west.

Beginning at an iron pin in the west margin of Lewis Road at Wm. H. Smith's southeast corner, thence with said west margin, South 31 degrees 37 minutes East 129.0 feet to the north margin of Old Harding Road, thence with said margin, South 50 degrees 10 minutes West 54.0 feet to Pickney's North line in the center of an old abandoned Road, thence with the center line of said old road with the following

five calls: North 48 degrees 02 minutes West 144.0 feet; South 76 degrees 12 minutes WEst 53.6 feet; South 8 degrees 10 minutes West 148.5 feet; South 50 degrees 30 minutes West 112.6 feet and South 1 degree 30 minutes West 270 feet to the west margin of Old Harding Road, thence with the following six calls along the western and northern margin of Old Harding Road; South 31 degrees 49 minutes West 100.7 feet; South 53 degrees 59 minutes West 104.4 feet; South 64 degress 05 minutes West 106.0 feet; South 81 degrees 11 minutes West 43.2 feet; North 71 degrees 59 minutes West 54.9 feet and North 58 degrees 36 minutes West 60.0 feet to Tubb's southeast corner, thence with his and Smith's east line, North 13 degrees 23 minutes East 817.4 feet to an iron pin, an interior corner of Smith, thence with his southern boundary, South 76 degrees 37 minutes East 406.67 feet to the point of beginning and containing 5.98 acres, more or less.

Being part of the same property conveyed to Phillip Brown by deed from Thos. L. Herrin and wife Jessie B. Herrin of record in Book 323, page 348, Register's Office for Davidson County, Tennessee. The said Phillip Brown having since died.

TRACT TWO:

The 0.1 acre tract located on Highway 100 more particularly described as follows:

Land lying wholly within the Ninth Civil District, Davidson County, Tennessee, and bound in general by Mangrum on the West, Old Harding Road on the north, Hwy. 100 on the South and Pickney on the East, and more particularly described according to a survey by C.K. McLemore, dated September - October 1983, as follows:

BEGINNING at an iron post in the northern margin of Tennessee Highway 100 at Pickney's southwest corner as described in Book 2810, page 217, Register's Office for Davidson County; thence with the following three calls along the southern boundary of Old Harding Road; North 85 degrees 13 minutes West 50.8 feet; North 82 degrees 05 minutes West 49.3 feet; North 58 degrees 36 minutes West 71.5 feet to an iron post in Mangrum's east line; thence with his east line, South 13 degrees 23 minutes West 79.0 feet to the northern margin of Tennessee Highway 100, thence with said north margin, North 78 degrees 18 minutes East 182.6 feet to the point of beginning and containing 0.1 acre, more or less.

BEING part of the same property conveyed to Phillip Brown, by deed from Thos. L. Herrin and wife, Jessie B. Herrin, of record in Book 323, page 348, Register's Office for Davidson County, Tennessee. The said Phillip Brown having since died.

To have and to hold the said two tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging, to the said Roger C. Brown and wife, Mildred C. Brown, their heirs and assigns forever.

This conveyance of Tract One, the 5.98 acres tract is made subject to the following provisions:

(a) The Grantees acquire title free of taxes for the year 1984 and for all prior years but subject to the taxes for the year 1985 which are to be paid by the Grantees when they fall due.

(b) The Grantees acquire title subject to all applicable zoning regulations.

(c) The Grantees acquire title subject to all visible

easements, if any, for utilities including poles, wires, lines, guys, anchors and other facilities, also subject to the rights if any of others in an old easement road from near the corner of Old Harding Road and Lewis Road which extends in a northwesterly direction across the northeastern tip of this tract to the northern boundary of this tract at Smith's tract and in an old abandoned road along the easterly boundary line of this tract and in any other roads in whole or in part on this tract. The Grantees further acquire title subject to the right, title and interest of others in that portion of the premises embraced within the bounds of any streets, roads or highways.

The conveyance of Tract Two the 0.1 acre tract is made subject to the following provisions:

(a) The Grantees acquire title free of taxes for the year 1984 and for all prior years but subject to the taxes for the year 1985 which are to be paid by the Grantees when they fall due.

(b) The Grantees acquire title subject to all applicable zoning regulations.

(c) Grantees acquire title subject to all visible easements, if any, for utilities including poles, wires, lines, guys, anchors and other facilities and also subject to the rights, if any, of others in any roads or highways that may be on any portion of the premises.

Witness my hand this 7th day of January, 1985.

Christina Norris

CHRISTINA NORRIS, Clerk and Master
of the Chancery Court for the
State of Tennessee, Seventh Division,
Davidson County

STATE OF TENNESSEE §
COUNTY OF DAVIDSON §

Personally appeared before me, Dana Hennen, a Notary Public in and for said County and State, the within named Christina Norris, Clerk and Master of the Chancery Court for Davidson County, Tennessee, 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 7 day of January, 1985.

Dana Hennen
Notary Public

My Commission Expires: 7-17-88.

I.8.2587

IDENTIF. REFERENCE

FEB 12 10 10 AM '85

DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 6191 PAGE 109

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
			12000.00- CAMT.	
			31.20 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	40.70-
0574A02/12/86			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I.B. 25 8 7

IDENTIF. REFERENCE

FEB 12 10 10 AM '86

REGISTER OF DEEDS
DAVIDSON COUNTY, TN

No. 107987