BOOK 6528 PAGE 404

Prepared By: King, Ballow & Little
24th Floor
First American Center
Nashville, TN 37238

WARRANTY DEED

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel No.
Judy D. Dean	Judy D. Dean	Map 161-8
414 Brewer Drive	414 Brewer Drive	Parcel 8
Nashville, TN 37211	Nashville, TN 37211	

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by Judy D. Dean, single, of the unpaid principal balance owing on a note in the original amount of $41,500.00 payable to Molton, Allen & Williams, Inc., secured by a first lien Deed of Trust of record in Book 5401, page 392, Register's Office for Davidson County, Tennessee, and the execution of another note in the original amount of $30,000.00 of even date payable to Ishmael L. Gordon and wife, Odie Mae Gordon to be secured by a second lien Deed of Trust to be placed of record in the Register's Office for Davidson County, Tennessee.

Grantee herein assumes and agrees to pay these obligations as part of the purchase price. Grantee further assumes the obligation of Roy Beasley and wife, Jeanette Beasley under the terms of the instrument creating the loan to indemnify the Veteran's Administration to the extent of any claim arising from the guaranty or insurance of the first lien indebtedness above mentioned.

Roy Beasley and wife, Jeanette Beasley , have this day bargained and sold, and do hereby transfer and convey unto Judy D. Dean, single, the Grantee herein, her successors, heirs and assigns, certain real estate in Davidson County, Tennessee as follows:

See Attached Exhibit "A"

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 69,525.00.

Subscribed and sworn to before me

AFFIANT

this 6th day of April, 1985.

My Commission Expires: 6-23-86

NOTARY PUBLIC

04/03 190.20- CHECK

5975

This is improved property known as 414 Brewer Drive, Nashville, TN 37211.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her successors, heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is encumbered, except as noted of record.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, her successors, heirs and assigns, against the lawful claims of all persons.

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 6th day of April, 1985.

Roy Beasley

Jeanette Beasley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the said county, the within named bargainors, Roy Beasley and wife, Jeanette Beasley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at office, this 6th day of April, 19 85.

David M. Smith
Notary Public-at-Large

My Commission Expires: 6-23-86

Exhibit "A"

Land in Davidson County, Tennessee, being Lot No. 15 on the Plan of Kingswood Park, as of record in Book 2900, page 70, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Ishmael L. Gordon and wife, Odie Mae Gordon by deed from Betty Duncan Chandler, Executrix for the Estate of Charles H. Martin, of record in Book 5401, page 389, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Roy Beasley and wife, Jeanette Beasley by deed from Ishmael L. Gordon and wife, Odie Mae Gordon, of record in Book 6365, page 54, Register's Office for Davidson County, Tennessee.

I 9 4 8 5 8

IDENTIF. REFERENCE

APR 8 10 54 AM '85

REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6528 PAGE 407

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

69525.00- CAMT.
180.70 CSTAX
.50 PRFEE
9.00 WDECD
CHECK 190.20-
5875A04/08/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 9 4 8 5 8

IDENTIF. REFERENCE

APR 8 10 54 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 122873