THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Roy L. Brown
3226 Mexico Drive
Nashville, TN 37218

SEND TAX BILLS TO:
Central Mortgage Company

148 Garrett Road
Upper Darby, PA 19082

MAP-PARCEL NUMBERS:
MAP 80-8
PARCEL 264
13DA-67075

BOX 8

BOOK 6573 PAGE 180

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Ed D. Edmonds and wife, Dorothy D. Edmonds hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Roy L. Brown and wife, Angeline Brown hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

LAND in Davidson County, Tennessee, being Lot No. 50 on the plan of Section Four, Bordeaux Hills, of record in Book 3600, page 49, Register's Office for said County.

SAID Lot No. 50 fronts 55.00 feet on the easterly margin of Mexico Drive and extends back 125.38 feet on the northerly line and 125.24 feet on the southerly line to a dead line in the rear, measuring 55.0 feet thereon.

BEING the same property conveyed to Ed D. Edmonds and wife, Dorothy D. Edmonds by deed from James B. Lamberson and wife, Beverly Lamberson of record in Book 4515, page 790, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 3765, page 141, said Register's Office, and to the matters set forth in the above referenced plan of record.

This is (un)improved property, known as 3226 Mexico Drive, Nashville, TN 37218.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 31st day of May, 1985.

Dorothy D. Edmonds

Ed D. Edmonds

STATE OF TENNESSEE
COUNTY OF Davidson

On this 31st day of May, 1985, before me personally appeared Ed D. Edmonds and Dorothy D. Edmonds, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as their free act and deed.

My Commission Expires: Nov 1, 1987

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 6573 PAGE 181

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 48,900.00.

Roy L Brown
Affiant

Subscribed and sworn to before me, this the 31st day of May, 1985.

My Commission Expires: Nov 1, 1987

Christy Wilkins Ivey
Notary Public

IVEY NOTARY PUBLIC AT LARGE OF TENNESSEE

WARRANTY DEED

from:
Ed D. Edmonds and wife, Dorothy D. Edmonds

to:
Roy L. Brown and wife, Angeline Brown

RECEIVED FOR RECORD
DAVIDSON COUNTY, TN
JUN 4 | 46 PM '85

IDENTIF. REFERENCE

0 3 0 0 1 1

return to box 8 jcb
PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-23665

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

RECEIVED OF _____

FOR _____

BOOK 6573 PAGE 182

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

48900.CO- CAMT.
127.14 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 133.64-
4406A06/04/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J: I: 0 3: 0

IDENTIF. REFERENCE

JUN 4 1 41 PM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 140927