WARRANTY DEED

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$245,000.00 J. R. Hooper
(Affiant)

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF June, 1985.

Notary Public

MY COMMISSION EXPIRES: July 18, 1987

BOOK 6596 PAGE 50

THIS INSTRUMENT WAS PREPARED BY: Douglas R. Berry, 907 Two Mile Pky., Goodlettsville, TN 37072

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frank Brown (NAME)	OWNER (NAME)	54-14
112 Cherry Branch Lane (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	103
Old Hickory, TN 37138 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	4D 28002

FOR AND IN 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, J. R. HOOPER and wife, DARLENE HOOPER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frank Brown and wife, Raylene L. Brown

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. 291 on the Plan of Brandywine Farms, Section 17, of record in Book 4860, page 70, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to J. R. Hooper and wife, Darlene Hooper, by deed from Maryadelle C. Brown, a widow and Herman Eugene Brown, Jr. and wife, Susan Owens Brown, of record in Book 5669, page 914, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants of record in Book 4979, page 92, said Register's Office, and all other easements and building lines of record.

1985 taxes prorated and assumed.

J 1:7 3 8.0
IDENTIF. REFERENCE
JUL 1 1 48 PM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is ( ) unimproved (X) improved property, known as 112 Cherry Branch Lane, Old Hickory, Tennessee 37138
(House Number) (Street) (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 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. 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 26th day of June, 19 85

J. R. Hooper
J. R. HOOPER

Darlene Hooper
DARLENE HOOPER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named J. R. Hooper and Darlene Hooper

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 , Tennessee this 26th day of June, 1985

Commission Expires July 18, 1987

Notary Public

STATE OF
County

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, a corporation, and that { he / they } as such and , being authorized so to do, executed the foregoing instrument for the purpose 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
J. R. HOOPER
DARLENE HOOPER

TO
FRANK BROWN
RAYLENE L. BROWN

DOUGLAS R. BERRY
Attorney At Law
907 Two Mile Pky.
Goodlettsville, TN 37072
(615) 859-4086

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6596 PAGE 52

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

245000.00- CAMT.
637.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 643.50-
3559A07/01/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J1:7380 I

IDENTIF. REFERENCE

JUL 1 1 49 PM '85

FELIX Z. WILSON II Register
DAVIDSON COUNTY, TN

No. 149860