#4065 File Box #38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, TN 37207

BOOK 6647 PAGE 601

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ALVIN R. BROWN, JR. (NAME)	ZEITLIN FINANCIAL SERVICES, INC. (NAME)	Map 132-13
909 Van Leer Drive (STREET ADDRESS OR ROUTE NUMBER)	4301 Hillsboro Road, Suite 200 (STREET ADDRESS)	Parcel 76
Nashville, Tennessee 37220 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	

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, JACK BOND and wife, ELIZABETH S. BOND

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ALVIN R. BROWN, JR. and wife, PATRICIA H. BROWN

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 7 on the Plan of Oak Hill Valley, as of record in Plat Book 1835, page 15 & 16, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Jack Bond and wife, Elizabeth S. Bond by deed from Douglas E. McNeil and wife, Frances B. McNeil of record in Book 5268, page 795, said Register's Office.

This conveyance is made subject to: (1) 1985 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 1788, page 186, and Book 1809, page 539; and (3) All matters appearing on the Plan of record in Plat Book 1835, pages 15 & 16, said Register's Office.

338555

IDENTIFICATION REFERENCE

SEP 5 8 07 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is improved (XX) unimproved ( ) property, known as 909 Van Leer Drive, Nashville, Tennessee 37220

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 29th day of August, 1985.

Jack Bond
JACK BOND

Elizabeth S. Bond
ELIZABETH S. BOND

STATE OF ~~TENNESSEE~~ NORTH CAROLINA
COUNTY OF ~~Davidson~~ Wilson

BOOK 6647 PAGE 602

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JACK BOND and wife, ELIZABETH S. BOND

the bargainor S, 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 Wilson, North Carolina, this 29th day of August 1985.

My commission expires April 24 1986 Notary Public Allen Adam Bond

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, a Notary Public 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 _____ of the _____, the within named bargainor, a corporation, and that as such _____, 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 _____.

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $114,000.00

Allen R Bruzan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF August 19 85

MY COMMISSION EXPIRES: 4-19-87
(AFFIX SEAL)

Allen N Scott
Notary Public

WARRANTY DEED

FROM
JACK BOND and wife, ELIZABETH S. BOND

TO
ALVIN R. BROWN, JR. and wife, PATRICIA H. BROWN

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
P.O. Box 926
Suite 11C The Paddock
229 Ward Circle
BRENTWOOD, TENNESSEE 37027-0926

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6647 PAGE 603

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

114000.00- CAMT.
296.40 CSTAX
.60 PRFEE
6.00 WDEED
CHECK 302.90-
3799A09/05/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

33855

IDENTIFICATION REFERENCE

SEP 5 8 07 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 169604