165.10

WARRANTY DEED

PREPARED BY:

J. K. WOODARD
Attorney at Law
919 West Main Street
Hendersonville, TN 37075
822-0030

STATE OF TENNESSEE
COUNTY OF Davidson BOOK 6685 PAGE 410

The actual Consideration or Value whichever is greater for this transfer is $ 61000.00 .

Patti A. Callis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF October, 198 5 .

Virginia Lowe
Notary Public

My Commission Expires: ...Mar 29

Address New Owner:	Send Tax Bills To:	Map-Parcel
Mr. & Mrs. Jeffery N. Callis	Same	4D-47835
105 Newport Drive		
Old Hickory, TN 37138		

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, RAY D. BROWN and wife, MARIE BROWN and FARRIS E. BROWN and wife, MARY BROWN HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JEFFERY N. CALLIS and wife, PATTI ANN CALLIS 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:

LAND in Davidson County, Tennessee, and BEING Lot No. 29 on the Map of Fairway View Subdivision, as of record in Book 2900, Page 41, Register's Office for said County. Said Lot No. 29 fronts 75.0 feet on the southeasterly side of Newport Drive and extends back 229.6 feet on the southwesterly line and 228.9 feet on the northeasterly line to a dead line measuring 83.5 feet thereon.

BEING the same property conveyed to ALLIE R. BROWN and wife, NAOMI BROWN by Deed from WILLIAM T. HARRIS and wife, NORMA C. HARRIS of record in Book 4186, Page 799, Register's Office for Davidson County, TN. The said Naomi Brown having predeceased the said Allie R. Brown and the said Allie R. Brown now being deceased leaving RAY D. BROWN and FARRIS E. BROWN as their sole heirs by Will of Allie R. Brown being recorded in Book _____, Page _____, Probate Court for Davidson County, TN and of record in Book _____, Page _____, REgister's Office for Davidson County, TN.

THE SAID MARIE BROWN AND MARY BROWN JOIN IN THIS CONVEYANCE TO CONVEY ANY MARITAL OR OTHER RIGHTS THEY MAY HAVE IN SAID PROPERTY BY REASON OF THEIR MARRIAGE TO THE SAID RAY D. BROWN AND FARRIS E. BROWN, RESPECTIVELY.

This is ( )unimproved property known as 105 Newport Drive
(x)improved Old Hickory, TN.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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.

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WITNESS our hands this 1st day of October, 1985, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Ray D. Brown — Marie Brown

RAY D. BROWN — MARIE BROWN

Farris E. Brown — Mary Brown

FARRIS E. BROWN — MARY BROWN

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, undersigned, a Notary Public in and for said County and State, the within named RAY D. BROWN and wife, MARIE BROWN and FARRIS E. BROWN* the bargainors, with whom I am personally acquainted or proved to me on the basis of sufficient evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

*and wife, MARY BROWN

WITNESS my hand and official seal at Old Hickory, Tennessee, this 1st day of October, 1985.

Virginia Lanier

NOTARY PUBLIC

My Commission Expires: 1/10/89

STATE OF TENNESSEE

COUNTY OF _____

Personally appeared before me, undersigned, a Notary Public in and for said County and State, the within named _____ the bargainor, with whom I am personally acquainted or proved to me on the basis of sufficient evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at _____, Tennessee, this _____ day of _____, 198_____.

_____

NOTARY PUBLIC

My Commission Expires: _____

STATE OF TENNESSEE

COUNTY OF _____

Before me, undersigned, a Notary Public within and for the State and County aforesaid, personally appeared _____ with whom I am personally acquainted or proved to me upon the basis of sufficient evidence, upon his oath, acknowledged himself to be the _____ of the _____, the within named bargainor, a corporation and that _____ as such _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____.

WITNESS my hand and seal at office at _____, Tennessee, on this the _____ day of _____, 198____.

_____

NOTARY PUBLIC

My Commission Expires: _____

Mail to: [illegible] Creek Dr.

FELIX Z. HASSON II REGISTER DAVIDSON COUNTY, TN
OCT 18 8 49 AM '85
IDENTIFICATION REFERENCE
4 5 3 8 7

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6685 PAGE 412

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

61000.00- CAMT.
158.60 CSTAX
.50 PRFEE
6.00 WDEED.
CHECK 165.10-
7658A10/18/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4 5 3 8 7.

IDENTIFICATION REFERENCE

Oct 18 8 45 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 183106