Send tax bills to:

Belinda Brewer
Rt. 7 Davis Dr.
Mt. Juliet, TN 37122

This instrument prepared by:

MICHAEL W. FERRELL
Attorney at Law
106 Mt. Juliet Rd.
P. O. Box 8
Mt. Juliet, TN 37122

6721 756

Map: 82-8, Group: _____, Parcel: 334

WARRANTY DEED

THIS INDENTURE made and entered into on this the 27th day of November, 1985, by and between STEVE P. HAPP and wife, FRANCES Y. HAPP, hereinafter referred to as the GRANTORS, and MARK J. BREWER and wife, BELINDA C. BREWER, hereinafter referred to as the GRANTEES.

WITNESS, That for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, the said GRANTORS have this day bargained and sold and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, the following described tract or parcel of land, to-wit:

> Land lying in Davidson County, Tennessee, described as follows:
>
> Land in Davidson County, Tennessee, being Lot No. 12 in Block "G" in the Eastwood Addition to the City of Nashville, a Plan of which is of record in Book 332, Page 63, Register's Office for said County, to which reference is hereby made for a more complete description.
>
> Being the same property conveyed to Steve P. Happ by deed of record in Book 6536, Page 993, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging unto the said GRANTEES, their heirs and assigns, forever; and the said GRANTORS do covenant with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple; have a good and lawful right to convey same, and that the same is unencumbered, except for a Deed of Trust of record in Book 6538, Page 623, Register's Office for Davidson County, Tennessee. Grantees agree to assume and pay the obligation to Lincoln Service Corporation secured thereby.

THE GRANTORS further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

When necessary for a proper construction hereof, the plural case shall be read singularly, and so construed. BOOK 721 PAGE 757

WITNESS OUR HANDS on this the day and date first above written.

5704

IDENTIFICATION REFERENCE

Dec 2 11 06 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

MAIL EXCL.

STEVE P. HAPP

FRANCES Y. HAPP

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a Notary Public, in and for said County and State, the within named bargainors, STEVE P. HAPP and wife, FRANCES Y. HAPP, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged the execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office in Mt. Juliet, Tennessee, this the 27th day of November, 1985.

Notary Public

My Commission Expires: 7-26-87

STATE OF TENNESSEE
COUNTY OF WILSON

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $34,032.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affiant

Subscribed and sworn to before me this the 27th day of November, 1985.

Notary Public

My Commission Expires: 7-26-87

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6721 PAGE 758

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

34033.40- CAPT.
81.40 CRTF.
.50 RFEE
6.00 ADMIN
CHECK 34,120.90-
150281270285 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 7 0 4 4

IDENTIFICATION REFERENCE

DEC 2 11 06 AM '85

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 196596