BOOK 6760 PG 910 FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 48,000.00

Lessie D. Brown
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF January, 19 86

Steven G. Waters
Notary Public

MY COMMISSION EXPIRES: 10-31-87

(AFFIX SEAL)

mail

THIS INSTRUMENT WAS PREPARED BY
STEVEN G. WATERS — 2019 RICHARD JONES ROAD, SUITE 204 — NASHVILLE, TN 37215

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
~~Keith L. Brown~~ (NAME)	~~Mortgage Trust Company~~ (NAME)	
~~2505 Bethwood Drive~~ (STREET ADDRESS OR ROUTE NUMBER)	~~2401 Hillsboro Road, Suite 100~~ (STREET ADDRESS)	~~71-4-250~~
~~Nashville, TN 37207~~ (CITY) (STATE) (P.O. ZIP)	~~Nashville, TN 37212~~ (CITY) (STATE) (ZIP)	~~12DZ-16500~~

FOR AND 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, Jean A. Dalton and Beulah M. Dalton

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

LAND in Davidson County, Tennessee, being Lot No. 97 on the Plan of Shepardwood Subdivision, Section 2, as of record in Book 4460, page 66, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jean A. Dalton and Beulah M. Dalton by deed from George Webb and Marie Williams of record in Book 5760, page 907, Register's Office, Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

Subject to restrictions of record in Book 4572, page 960, said Register's Office.

6 8 2 8 2

IDENTIFICATION REFERENCE

JAN 13 10 34 AM '86

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

This is { unimproved ( ) / improved (X) } property, known as 2505 Bethwood Drive, Nashville, TN 37207
(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 hands this 9th day of January, 19 86

Jean A. Dalton
Jean A. Dalton

Beulah M. Dalton
Beulah M. Dalton

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jean A. Dalton and Beulah M. Dalton

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 Nashville, Tennessee, this 9th day of January 19 86

Commission expires 1-10-89

Notary Public

STATE OF TENNESSEE
COUNTY OF

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, and corporation, and that (he / they) as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes 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

Jean A. Dalton and Beulah M. Dalton

TO

Keith L. Brown and wife, Lessie D. Brown

RETURN TO:

STEVEN G. WATERS
Attorney at Law
2019 Richard Jones Road
Suite 204
Nashville, TN 37215

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

RECEIVED OF _____

FOR _____ BOOK 6760 PAGE 912

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

48000.00- CONT.
124.80 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 130.30-
51588A01/13/86 SAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

68282

IDENTIFICATION REFERENCE

JAN 13 10 24 AM '86

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No. 209930