THIS INSTRUMENT PREPARED BY: EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, GOODLETTSVILLE, TN 37072

WARRANTY DEED

mal

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ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ROBERT W. FLINT, ET UX	CITICORP HOMEOWNERS SERVICES	MAP 91-16
(NAME) 4407 Elkins Avenue	(NAME) P. O. BOX 27377	PARCEL 72
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tn 37209	(STREET ADDRESS) ST. LOUIS, MO 63141	12 W 00120
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ----------TEN AND 00/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged, including the Grantees assuming a certain unpaid indebtedness of record in Book 5511, page 991, Register's Office for Davidson County, Tennessee, which Grantees promise to pay and agree to hold Grantor harmless from same,

CYNTHIA P. BROOKS, UNMARRIED, hereinafter referred to as Grantor, *has bargained and sold, and does hereby transfer and convey unto the said* ROBERT W. FLINT AND WIFE, MELISSA F. FLINT, hereinafter referred to as Grantees, their *(successors), heirs and assigns, certain real estate in* Davidson *County, Tennessee, as follows:,*

Land in Davidson County, Tennessee, being Lot No. 308 of Block No. 14 in Charlotte Park Company's First Addition to Nashville, as of record in Book 57, page 103, Register's Office for said County. Said Lot begins at a point in the south margin of Elkins Avenue (formerly 2nd Avenue) 150 feet west from the southwest corner of Elkins Avenue and Third Street (now 44th Avenue) and runs thence along the south margin of Elkins Avenue in a westerly direction 50 feet to a point; thence at right angles to Elkins Avenue in a southerly direction, parallel with 3rd Street, 180 feet to the north margin of a 20-foot alley; thence with the north margin of said alley in an easterly direction 50 feet to Lot No. 306; thence at right angles to said alley in a northerly direction parallel with 3rd Street, 180 feet to an alley.

Being the same property conveyed to Cynthia P. Brooks by deed of record in Book 5930, page 632, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 48,000.00

Subscribed and sworn to before me, this the 31 day of March 19 86

Affiant

My commission expires: 3/8/89 (Affix Seal)

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

unimproved ( )
This is improved (XX) property, known as 4407 Elkins Avenue, Nashville, TN 37209
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantees, their *(successors), heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered.*

Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said Grantees, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 31 *day of* March, 1986., *the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Cynthia P. Brooks 4-1-86

Cynthia P. Brooks

Robert W. Flint

Melissa F. Flint

3427

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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,* ROBERT W. FLINT AND WIFE, MELISSA F. FLINT, *the within named 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* 31 *day of* March, *19*86.

Carolyn Duffy
Notary Public

Commission expires 3/6/89

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted, and who, upon oath, acknowledged* _____ *self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*_____

_____
Notary Public

Commission expires _____

STATE OF Louisiana
Parish of Orleans

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CYNTHIA P. BROOKS, the within named bargainor, [redacted] (I.D.) made personally acquainted and who acknowledged that she executed the within instruments for the purposes therein contained.

WITNESS my hand and official seal at New Orleans, Louisiana, this 15th day of April, 1986.

Joseph R. Bonetta
NOTARY PUBLIC

My Commission Expires: Life

(AFFIX SEAL)

WARRANTY DEED
FROM
TO

EAST END TITLE, INC.
405 TWO MILE PIKE
GOODLETTSVILLE, TN 37072
615 - 859-4871

IDENTIFICATION REFERENCE

88440

APR 3 10 21 AM '88
FELIX Z. WISCHT REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

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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- CAMT.
124.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 131.30-
9427A04/03/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

88440

IDENTIFICATION REFERENCE

APR 3 10 21 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 233599