BOOK 6862 PAGE 7

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $25,000.00

Robert H. Braswell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF May, 1986

Wm P Griffin
Notary Public

MY COMMISSION EXPIRES: Jan. 18, 1989
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William P.. Griffin, IV, 301 Trial Lawyers Bldg., Nashville, TN. 37201
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Robert H. Braswell (NAME) | same (NAME) | 082-16-0-0 309 |
| 915 Holley Forrest (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | 18W 11340 |
| Nashville, TN. 37221 (CITY) (STATE) (P.O. ZIP) | (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, WE, Sarah Estes, Conversator for Nellie Jackson Estes,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert H. Braswell

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:

Beginning at a point on the East side of Seventh Street, on the corner of said street and an alley that runs between and parallel to Fatherland and Boscobel Streets; running thence Southeast with Seventh Street toward Boscobel Street 90 feet to a point; thence at right angles to Seventh Street easterly and parallel with Boscobel Street 150 feet to a point; thence at right angles and parallel to Seventh Street, 90 feet to said alley above mentioned; and thence, westerly with said alley 150 feet to the beginning.

Being the same property conveyed to James A. Estes and wife, Nellie Jackson Estes by deed from Collin H. Freeman of record in Book 553, page 353, Register's Office for Davidson County, Tennessee, the said James A. Estes being now deceased.

Sara Estes conveys this property as Conservator for Nellie Jackson Estes pursuant to order of the Probate Court of Davidson County, Tennessee, said order being of record in Minute Book 305, page 607, Clerk's Office for the Probate Court of Davidson County, Tennessee.

This is (unimproved ( ) improved (X) property, known as 311 South 7th Street, Nashville, TN.
(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 my hand this 14th day of May, 19 86.

Sarah Estes
SARAH ESTES
Conversator for Nellie
Jackson Estes

STATE OF TENNESSEE }
Davidson County }

BOOK 6862 PAGE 8

Personally appeared before me, William P. Griffin, IV, a Notary Public in and for said County and State, the within named Sarah Estes

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 14th day of May, 1986

Commission Expires Jan. 18, 1987

Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

WARRANTY DEED 0237

FROM SARAH ESTES

IDENTIFICATION REFERENCE

TO ROBERT H. BRASWELL

MAY 20 9 52 AM '86

FELIX Z. HASKINS, REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company, Inc.
Titles Guaranteed
SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

**OFFICIAL RECEIPT**

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6862 PAGE 9

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

25000.00- CAMT.
65.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 71.50-
5935A05/20/96 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02377

IDENTIFICATION REFERENCE

MAY 20 9 52 AM '96

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 249721