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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON XXXXXXXXX } Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 54,900.00

S. Jerome Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF May 19 86

Notary Public

MY COMMISSION EXPIRES: 1-10-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Montgomery & Associates 215 Centerview Dr. Suite 150, Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
S. Jerome Smith (NAME)	Atlantic Coast Mortgage Company (NAME)	133-07-0
204 Wheeler Ave. (STREET ADDRESS OR ROUTE NUMBER)	3975 University Dr. #100/210 (STREET ADDRESS)	050.00
Nashville, Tn. 37211 (CITY) (STATE) (P. O ZIP)	Fairfax, VA 22030 (CITY) (STATE) (ZIP)	06DA 56655

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, Mark M. Bratton, Sr., married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO S. Jerome Smith, unmarried

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:

DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 1 on the Plan of the subdivision of Mark M. Bratton Property of record in Book 5800, page 14, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being part of the same property conveyed to T. W. Bratton and wife, Eunice Bratton by deed from J.D. Quarles and wife , Laura M. Quarles of record in Book 609, page 280, Register's Office for Davidson County, Tennessee. Property is now vested in Mark M. Bratton, Sr. as the only heir at law of the said T.W. Bratton and wife, Eunice Bratton.

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

Hilda J. Bratton herein joins to convey any and all right and interest she may have; especially her marital rights.

0.5 1.0 6

IDENTIFICATION REFERENCE

MAY 29 10 30 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved (XX
This is improved ( ) property, known as 204 Wheeler Ave., Nashville, Tn. 37211
(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 his hand this 23rd day of May, 19 86

~~Mark M. Bratton, Sr.~~

Mark M Bratton & Hilda J Bratton

STATE OF TENNESSEE
Davidson County
Williamson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~Mark M. Bratton, Sr., married~~

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 23rd day of May, 19 86.

Commission expires 1-10 87

N. Eddie Montgomery
Notary Public

STATE OF TENNESSEE
Davidson County

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, a corporation, and that (he) (they) as such _____ and _____, 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 _____, 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

Mark M. Bratton, Sr., married

TO

S. Jerome Smith, unmarried

PREPARED BY:
N. EDDIE MONTGOMERY, ATTORNEY
216 CENTERVIEW DRIVE, SUITE 150
BRENTWOOD, TN 37027

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

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
			[illegible] .50-	[illegible]
			149.74	CSTAX
			.50	[illegible]
			9.00	[illegible]
				CHECK 149.24-
			9146A05/29/86	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05106

IDENTIFT REFERENCE

MAY 29 10 30 AM '86

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

No. 252859