STATE OF TENNESSEE
COUNTY OF SUMNER The actual consideration or value whichever is greater, for this transfer is $ 56,000.00

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

Affiant

My commission expires: January 10, 1989 (Affix Seal)

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
TENNESSEE TITLE & TRUST, INC.
113 Hazel Path • Southall Bldg. • Suite 3 • Hendersonville, Tenn. 37075

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Rick L. Stewart	Cameron Brown Company
2806 Paden Drive (STREET ADDRESS)	P. O. Box 18109 (STREET ADDRESS)
Nashville, TN 37206 (CITY / STATE / ZIP)	Raleigh, North Carolina 27619 (CITY / STATE / ZIP)
MAP & PARCEL NO 50.00 83-15	15DA-57744

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Edward J. Flynn, unmarried

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Rick L. Stewart and Deborah A. Maddox, both being unmarried

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 78 on the Plan of Fortland Park, Section II, of record in Book 2900 at page 40, REgister's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Edward J. Flynn, unmarried by deed recorded in Book 6240 at page 52, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1986 and subsequent years, easements and restrictive covenants of record.

13430

IDENTIFICATION REFERENCE

JUN 24 8 57 AM '86

FELIX Z. DUDLEY, REGISTER
DAVIDSON COUNTY, TN

THIS IS _____ IMPROVED PROPERTY KNOWN AS 2806 Paden Drive, Nashville, TN 37206

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular 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 31st day of May 19 86

Edward J. Flynn

State of Tennessee
County of Sumner

On this 31st day of May, 19 86, before me personally appeared Edward J. Flynn, unmarried to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand and official seal.
My Commission expires:
January 10, 1989

Notary Public
Doris M. Freeman

State of Tennessee
County of _____

On this _____ day of _____, 19 _____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

Notary Public

WARRANTY DEED

TENNESSEE
TITLE &
TRUST, Inc.

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

RECEIVED OF _____

FOR _____

BOOK 6895 PAGE 234

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

5600[illegible].00- CAMT.
145.60 CSTAX
.50 PRFE
6.00 WDEED
CHECK 152.10-
B920A06/24/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

13430

IDENTIFICATION REFERENCE

JUN 24 8 57 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 262424