FILE BOX 45

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 72,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF January 1987

Notary Public

MY COMMISSION EXPIRES: 9/7/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

RICHARD A. NORTHCUTT - 1161 Murfreesboro Road - Suite 340 - Nashville, TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas L. Ellington	Investors Federal Savings Bank	MAP 136-14
(NAME)	(NAME)	
1026 Carla Court	109 Walton Ferry Road	PARCEL 193
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37217	Hendersonville, TN 37075	02D73861
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, Brewer & Brewer, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas L. Ellington and wife, Bevelyn W. Ellington

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:

BEING Lot No. 161-A of the Zone Lot Division of Harbor Gate Subdivision, Section Two, Lots 155-164, of record in Book 6900, page 17, amending Plat Book 6250, page 33, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being part of the same property conveyed to Brewer & Brewer, Inc., by deed from Robert N. Buchanan, III, of record in Book 6612, page 332, said Register's Office.

This conveyance is subject to Restrictive Covenants of record in Book 6366, Page 494 and Plat Book 6900, page 17 Register's Office for said County.

This conveyance is subject to Sewer Easements of record in Book 5300, page 909, and Book 5904, page 79, said Register's Office.

84609

IDENTIFICATION REFERENCE

JAN 16 10 50 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( ) This is improved (X) property, known as 1026 Carla Court, Nashville, TN 37217
(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 heir 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 13th day of January, 87

Brewer & Brewer, Inc.

By:

James W. Brewer, Secretary Treasurer

STATE OF TENNESSEE
COUNTY OF

BOOK 7109 PAGE 474

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted/and who acknowledged that (or proved to me on the basis of satisfactory evider executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____

_____, Tennessee, this _____ day of _____ 19 _____

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared James W. Brewer and _____ with whom I am personally acquainted/and who upon (his oath) (himself) acknowledged (to be) the Secretary Treasurer (or proved to me on the basis of satisfactory evidence) and _____ respectively of the Brewer & Brewer, Inc. the within named bargainor, and corporation, and that (he) as such Secretary Treasurer (they) 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 James W. Brewer as such Secretary Treasurer, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville on this the 13th day of January 19 87

My commission expires 9/9/89

Notary Public

NOTARY PUBLIC PATRICIA LYNN LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM

Brewer & Brewer, Inc.

TO

Thomas L. Ellington
Bevelyn W. Ellington

RETURN TO:

METROPOLITAN ESCROW, INC.
1161 Murfreesboro Road
Suite 340
Nashville, TN 37217

RICHARD A NORTHCUTT
ATTORNEY-AT-LAW
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

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

7258 .00- CAPT.
208.00 CSTAX
.50 PRFEE
1.00 WDEED
CHECK 209.50-
01/65401/1697 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

84609

IDENTIFICATION REFERENCE

JAN 16 10 50 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 35761