BOOK 7162 PAGE 677

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON XXXXXXXXX } Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 77,500.00

Frank C. McCool
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF February, 19 87.

U. Eddie Montgomery
Notary Public

MY COMMISSION EXPIRES: 10-1-87

(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
Frank C. McCool (NAME)	Atlantic Coast Mortgage Company (NAME)	150-0
2307 Clearwater Drive (STREET ADDRESS OR ROUTE NUMBER)	3975 University Drive (STREET ADDRESS)	175
Nashville, Tn. 37217 (CITY) (STATE) (P. O. ZIP)	Fairfax, Virginia 22030 (CITY) (STATE) (ZIP)	02D 58014

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, Roger N. Brown and wife, Deborah G. Brown

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frank C. McCool and wife, Judy T. McCool

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. 142 on the Plan of Edge-O-Lake Estates, Section 8, as of record in Book 3700, page 101, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Roger N. Brown and wife, Deborah G. Brown by deed from William D. Monohan, III and wife, Mary H. Monohan of record in Book 6280, Page 369, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 4076, page 565 said Register's Office.

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

02312

IDENTIFICATION REFERENCE

MAR 10 12 24 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is improved (XX) unimproved ( ) property, known as 2307 Clearwater Drive, 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 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 their hands this 27th day of February, 19 87

Roger N. Brown

Deborah G. Brown

By Roger N. Brown
Attorney-in-fact

STATE OF TENNESSEE
~~Davidson~~ County
Williamson

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Roger N. Brown and wife, Deborah G. Brown

the 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 Brentwood, Tennessee, this 27th day of February 19 87

Commission expires _____

_____
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 Roger N. Brown and wife, Deborah G. Brown

TO Frank C. McCool and wife, Judy T. McCool

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notory Public in and for said County and State, the within named Chessie Scott, with whom I am personally acquainted. and who acknowledged that she executed the within instrument on behalf of Roger N. Brown and wife, * as their Attorney in Fact as the free act and deed of the within named Chessie Scott.

*Deborah G. Brown

Witness my hand and official seal at Brentwood, Tennessee, this 27th day of Febuary, 1987.

My Commission Expires:

10-1-87

NOTARY PUBLIC

N. Eddie Norton
Notary Public

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

7:500.00- CAMT.
217.00 CSTAX
.50 PRFEE
6.00 MOSTD
CHECK 223.50-
DUE ACCT/CUST BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02312

IDENTIFICATION REFERENCE

MAR 10 12 24 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 55236