BOOK 7470 PAGE 825

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $64,500.00
x Timothy E Brown
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
15th DAY OF February 19 88
Notary Public
MY COMMISSION EXPIRES: 3-11-90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDDIE MONTGOMERY, ATTORNEY AT LAW
215 CENTERVIEW DRIVE, SUITE 150 - BRENTWOOD, TENNESSEE 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: (MORTGAGE COMPANY)	MAP-PARCEL NUMBERS
Timothy E. Brown (NAME)	Atlantic Coast Mortgage Company (NAME)	086-08
1521 Andchel Drive (ADDRESS)	3975 University Drive (ADDRESS)	017
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Fairfax, Virginia 22030 (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, Richard D. Chandler and wife, Judith E. Chandler

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timothy E. Brown and wife, Jeanette M. Brown

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. 134 on the Plan of Jackson's Retreat, Phase III, as of record in Book 5200, page 517, said 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 Richard D. Chandler and wife, Judith E. Chandler by deed from Randall Phillips Builders, Inc. of record in Book 6135, Page 951, Register's Office, Davidson County, Tennessee.

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

7523 02/17 0101 03CHECK 187.10

0 5 5 3 U.

IDENTIFICATION REFERENCE

FEB 17 11 24 AM '88

DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 1521 Andchel Drive, Hermitage, TN 37076
(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 our hands this 15th day of February 19 88

Richard D. Chandler

Judith E. Chandler

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard D. Chandler and wife, Judith E. Chandler

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 15th day of February, 1988.

Commission expires 3-11-90

Notary Public

STATE OF TENNESSEE
COUNTY OF

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

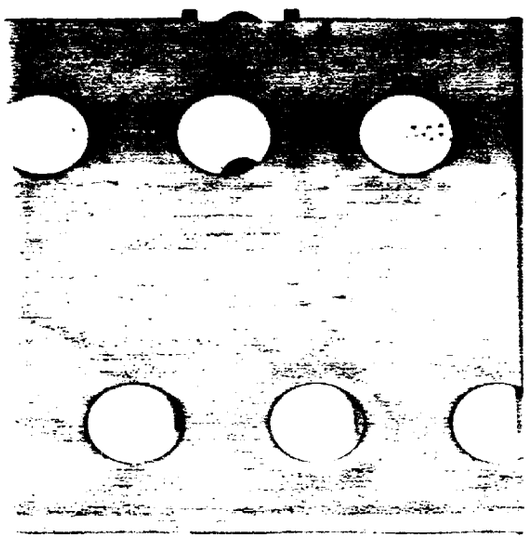
WARRANTY DEED

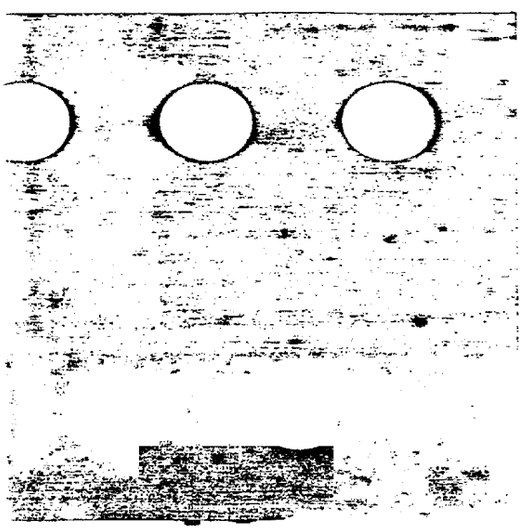
FROM
Richard D. Chandler and wife, Judith E. Chandler

TO
Timothy E. Brown and wife, Jeanette M. Brown

RETURN TO:
MONTGOMERY & ASSOCIATES
215 Centerview Drive, Suite 150
Brentwood, Tennessee 37027

EDDIE MONTGOMERY
ATTORNEY - AT - LAW
215 Centerview Drive, Suite 150
Brentwood, Tennessee 37027





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7470 PAGE 827

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 64500.00
CON TX 180.60
PRFEE 0.50
WDEED 6.00
TOTAL 187.10
CHECK 187.10

02/17/88 01 11:25 0001 7523

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0553O

IDENTIFI REFERENCE

FEB 17 11 24 AM '88

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 62309