BOOK 7502 PAGE 515

WARRANTY DEED OF EXCHANGE

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,670.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 DAY OF Jan 88

Notary Public

MY COMMISSION EXPIRES: 6-7-88

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
BRANSTETTER, KILGORE, STRANCH & JENNINGS
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP, PARCEL NUMBERS
Cecil D. Branstetter (NAME)	(NAME)	To be assigned
8012 Poplar Creek Road (STREET ADDRESS OR ROUTE NUMBER)	(same) (STREET ADDRESS)	
Nashville, TN 37221 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

For and in Consideration of NO CASH, but solely in exchange for like kind property within the meaning of Section 1031 of the Internal Revenue Code of 1954 which like kind property is more particularly described in Warranty Deed of Exchange executed and delivered simultaneously herewith, I, PHILIP L. BROWN, JR., hereinafter called the Grantor, have bargained and exchanged, and by these presents do transfer and convey unto CECIL D. BRANSTETTER, hereinafter called the Grantee, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in the 9th Civil District of Davidson County, Tennessee, described as follows: Commencing at an iron rod in the East right of way of McCrory Lane, and the West margin of Christine Presley property, said iron rod being 1480 feet North of a point opposite the center line of Russell Road, as measured along the Eastern right of way of McCrory Lane; thence with Presley North 06 degrees 06 minutes 49 seconds East 138.03 feet to an iron rod; thence South 80 degrees 11 minutes 15 seconds East 784.82 feet to an iron rod in Presley's North line, the point of beginning thence crossing Grantor with a severance line, North 42 degrees 45 minutes 50 seconds East 1268.01 feet to an iron rod; thence North 06 degrees 46 minutes 22 seconds West 222.69 feet, passing an iron rod at 15.28 feet to an iron rod in a fence line; thence South 79 degrees 06 minutes 18 seconds East 30.08 feet to a fence post in Cecil D. Branstetter's West line; thence with Branstetter's South 06 degrees 46 minutes 22 seconds West 186.96 feet to an iron rod, thence continuing South 06 degrees 46 minutes 22 seconds West 1100.69 feet to an iron rod in Branstetter's West line, and the Northeast corner of Christine Presley's; thence with Presley's North line North 80 degrees 11 minutes 15 seconds West 776.25 feet to the point of beginning, containing 10.0007 acres, more or less, and being Tract III of a survey of the Grantor's property according to a survey by Monroe Elliott, RLS 1421, dated April 24, 1986 and revised February 17, 1988.

Being the same property conveyed to Philip L. Brown, Jr. by Order of the Chancery Court of Davidson County, Tennessee, in the matter of Sallie Hutton Brown vs. Philip L. Brown, No. 86-31-I, and as recorded in Minute Book 265, page 713.

unimproved XXX
This is improved ( ) property, known as _____ (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 my hand this 26 day of January, 19 88

Philip L. Brown, Jr.

BOOK 7502 PAGE 516

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, Chris Faye Sullivan, a Notary Public in and for said County and State, the within named Philip L. Brown, Jr.

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 26 day of February, 1988.

Commission Expires 6-7-88

Chris Faye Sullivan, Notary Public

CHRIS FAYE SULLIVAN NOTARY PUBLIC TENNESSEE

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED OF EXCHANGE

WARRANTY DEED

FROM

Philip L. Brown, Jr.

TO

Cecil D. Branstetter

ATTORNEYS TITLE™ A Minnesota Title Company

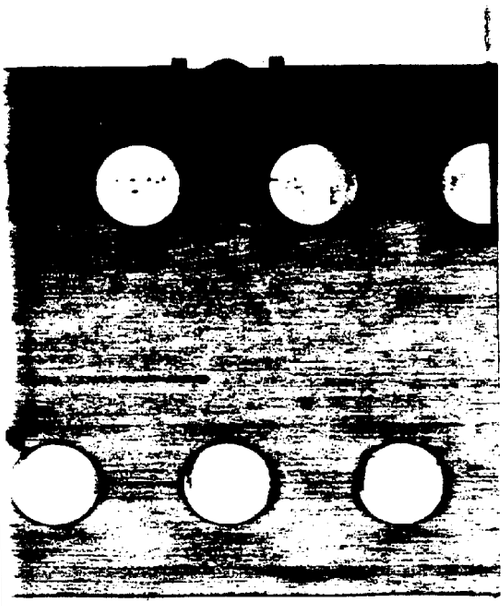
SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

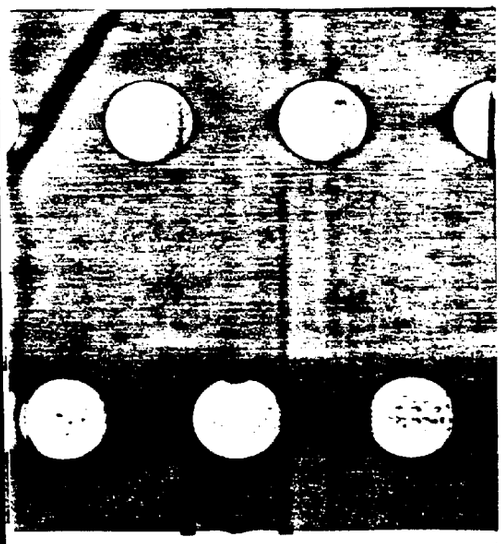
IDENTIFI REFERENCE

FILED & RECORDED
DAVIDSON COUNTY, TN
REGISTER

Mar 29 4 03 PM '88

16760





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7502 PAGE 517

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 50670.00
CON TX 141.96
PRFEE 0.50
WDEED 6.00
TOTAL 148.46

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 148.46

03/29/88 01 16:05 0001 0760

167.60

IDENTIFICATION REFERENCE

MAR 29 4 03 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 75301