BOOK 7509 PAGE 668 FILE BOX 3 FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,000.00

Kay T. Strain
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF March, 19 88

Judy L. Strunk
Notary Public

MY COMMISSION EXPIRES: 6-13-91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON —25 CENTURY BOULEVARD, SUITE 405—NASHVILLE, TN 37214

NAME		ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:		SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kay T. Strain		Lomas & Nettleton Tax Department	MAP 150-3
(NAME)		(NAME)	
3113 Justin Towne Court		P.O. Box 660722	PARCEL 133
(STREET ADDRESS OR ROUTE NUMBER)		(STREET ADDRESS)	
Antioch, Tennessee 37013		Dallas, Texas 75266-0722	2D-72138
(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, Stacy J. Brogden and Brandi Lynn Brogden

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kay T. Strain, unmarried and Mary Tidwell, married

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. 8-A, of Zone Lot Division Lots 8, 9, 10, 11 and 12, Justin Towne, Section Two, of record in Plat Book 5200, Page 535 amending Plat Book 5200, page 459, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Ralph C. Brogden, unmarried by deed from Philhall Corporation of record in Book 6073, page 104, Register';s Office for Davidson County, Tennessee. The said Ralph C. Brogden now being deceased and Stacy J. Brogden and Brandi Lynn Brogden*being the only heirs at law.

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

This conveyance is subject to Restrictive Covenants of record in Book 6069, page 33 Register's Office for said County.

By way of Recited:
* Brandi Lynn Brogden being a minor as of date; and further state that in the probate court for Wilson County Tennessee by court order dated March 24, 1988 Sharon Boyett Brogden(one and the same as Sherry Brogden) was authorized to sign for her minor daughter; and further state Robert Evans Lee being Guardian Ad Litem for Brandi Lynn Brogden.

This is unimproved ( ) improved (XX) property, known as 3113 Justin Towne Court, Antioch, Tennessee 37013
(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 hand s this 30th day of March, 19 88

Stacy J. Brogden
by Janice Fischer
Atty in Fact

Brandi Lynn Brogden by Sherry Brogden, Guardian
By Janice Fischer, Atty in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7509 PAGE 669

On this the 30th day of March, 1988, before me personally appeared Janice Fischer, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Stacy J. Brogden, and who acknowledged that she executed the same as the free act and deed of the said Stacy J. Brogden, by virture of that Power of Attorney duly executed by the said Stacy J. Brogden and appearing of record in Book 7509, page 665, respectively, of the Register's Office for Davidson County, Tennessee.

Witness my hand and official seal at Nashville, this 30th day of March, 1988.

My Commission Expires: 7-13-91

Judy Kleinfelt
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 30th day of March, 1988, before me personally appeared Janice Fischer, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Sherry Brogden, and who acknowledged that she executed the same as the free act and deed of the said Sherry Brogden, by virture of that Power of Attorney, duly executed by the said Sherry Brogden and appearing of record in Book 7509, page 666, respectively, of the Register's Office for Davidson County, Tennessee.

Witness my hand and official seal at Nashville, this 30th day of March, 1988.

My Commission Expires: 7-13-91

Judy Kleinfelt
Notary Public

WARRANTY DEED

FROM Stacy J. Brogden and Brandi Lynn Brogden

TO Kay T. Strain and Mary Tidwell

RETURN TO:

CUMBERLAND TITLE COMPANY, INC.
25 Century Boulevard, Suite 405
Nashville, TN 37214

EDWARD SEDDON
ATTORNEY-AT-LAW
25 Century Boulevard, Suite 405
Nashville, TN 37214

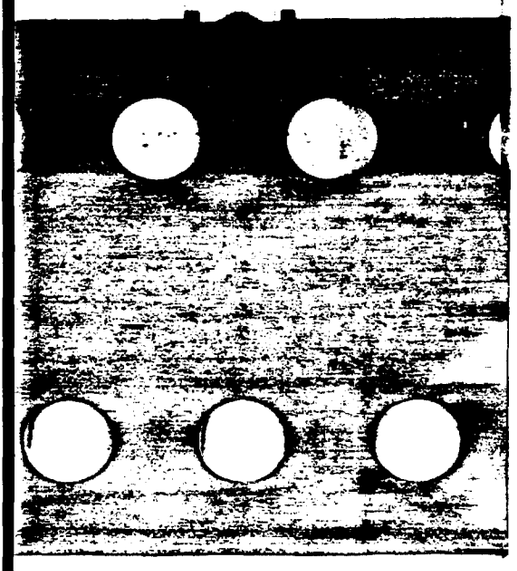
19103

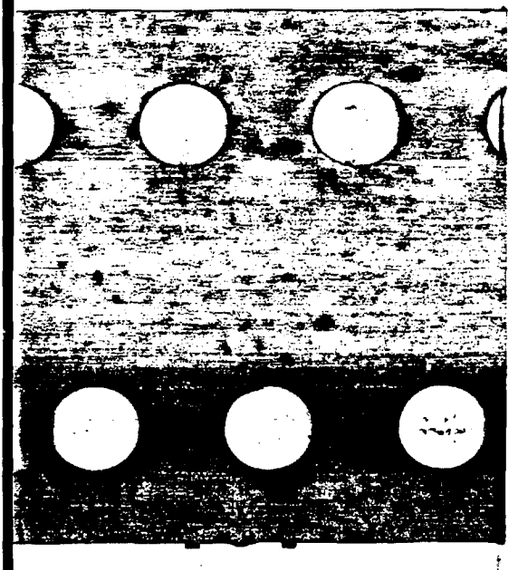
IDENTIFICATION REFERENCE

APR 6 10 20 AM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

1730 04/06 0101 03CHECK 152.10





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7509 PAGE 670

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 52000.00
CDN TX 145.60
PRFEE 0.50
WDEED 6.00
TOTAL 152.10
CHECK 152.10

04/06/88 01 10:25 0001 1730

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

19103

IDENTIFI REFERENCE

APR 6 10 20 AM '88

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

No. 77923