4791
542271-5

BOOK 7539 PAGE 56

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $71,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 6th DAY OF May, 19 88.

Notary Public

MY COMMISSION EXPIRES: July 19, 1988

(AFFIX SEAL)

Paid 14

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edward W. Brown	Fidelity Federal Savings & Loan	118-01-056
(NAME)	(NAME)	
1405 Dallas Avenue	401 Union Street	24W-12875
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37212	Nashville, Tennessee 37219	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Jeffrey L. McKay and Ben Anderson Allen, both unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edward W. Brown, unmarried

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:

Land in Davidson County, Tennessee, being Lot No. 29 on the Map of Victoria Place of record in Book 332, page 10, Register's Office for Davidson County, Tennessee.

Said Lot NO. 29 fronts 62.5 feet on the southerly side of Dallas Avenue and runs back 130.25 feet on the westerly lot line and 130.25 feet on the easterly lot line to a line in the rear which measures 62.5 feet thereon.

Being the same property conveyed to Jeffrey L. McKay and Ben Anderson Allen by deed from John S. Boone Sr. and wife, Cora Boone and Cora M. Turnley as of record in Book 7379, page 725, said Register's Office.

28807

IDENTIFICATION REFERENCE

MAY 9 2 32 PM '88

FELIX Z WILSON JR REGISTER
DAVIDSON COUNTY TN

This is unimproved (X) improved ( ) property, known as 1405 Dallas Avenue, Nashville, Tennessee 37212
(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 seised 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 hand s this 6th day of May, 19 88

Jeffrey L. McKay

Ben Anderson Allen

STATE OF TENNESSEE
Davidson County

BOOK 7539 PAGE 57

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jeffrey L. McKay and Ben Anderson Allen, both unmarried

the bargainors, 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 Nashville, Tennessee, this 6th day of May, 1988.

Susan Calvert
Notary Public

Commission Expires July 17, 1988

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 _____

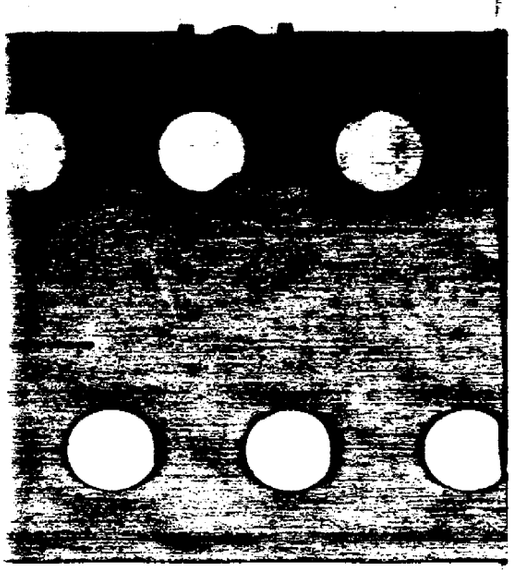
WARRANTY DEED

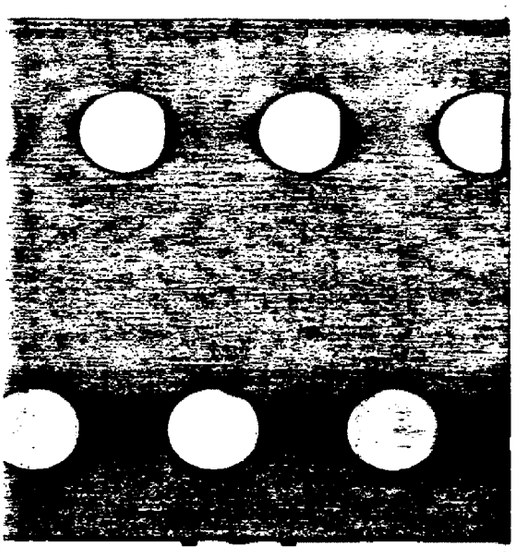
FROM
Jeffrey L. McKay and Ben Anderson Allen, both unmarried

TO
Edward W. Brown, unmarried

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

REC'D 05/06 2107 2CTEEK 251.50





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7539 PAGE 58

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 91000.00
CON TX 254.80
PRFEE 0.50
RELEE 6.00
TOTAL 261.30
CHECK 261.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/09/88 01 14:32 0001 5063

28807

IDENTIFICATION REFERENCE

MAY 9 2 32 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 89304