ADDRESS OF NEW OWNER(S) AS FOLLOWS:
American Construction &
Remodeling Corp.
P. O. Box 148148
Nashville, TN 37214

SEND TAX BILLS TO:
First Wachovia Mortgage Co.
P. O. Box 3174
Winston-Salem, NC 27102

MAP-PARCEL NUMBER
96-14
210

WARRANTY DEED

8762 07/19 0101 03CHECK 214.40

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), and other good and valuable considerations, the receipt and adequacy of which is hereby acknowledged, **JOHN A. BROWN,** unmarried,, hereinafter called Grantor, has this day bargained and sold and does by these presents sell, transfer and convey unto **AMERICAN CONSTRUCTION & REMODELING CORP.** hereinafter called Grantee, its assigns and successors, that certain tract or parcel of land situated, lying and being in Davidson County, Tennessee, and more particularly described as follows, to-wit:

> Being Lot No. 905, on the plan of Cloverhill Subdivision, Section XI, as of record in Book 2663, Page 26, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.
>
> Being the same property conveyed to John A. Brown, unmarried, by Warranty Deed from Edward N. Vanderpool, and wife, Brenda J. Vanderpool, of record in Book 7495, Page 393, Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to htat certain indebtedness to First Wachovia Mortgage Company, which indebtedness is reflected by that certain Deed of Trust of record in Book 5116, Page 965, Register's Office for Davidson County, Tennessee.

This is improved property, known as 3015 Lakeland Dr. Nashville, Tennessee 37214.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its assigns and successors, forever. And Grantor does covenant with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good and lawful right to convey it, and the same is unencumbered except as set forth above. And Grantor does further covenant and bind hisself, his heirs and assigns to warrant and forever defend the title to said land to the said Grantee, its assigns and successors, against the lawful claims of all persons whomsoever.

IN TESTIMONY WHEREOF, witness my hand on this the 15th day of July, 1988.

JOHN A. BROWN

STATE OF TENNESSEE)
) SS
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority in and for said County and State, **JOHN A. BROWN**, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand, at office, this the 15th day of July, 1988.

NOTARY PUBLIC

My Commission Expires: 1/21/90

This Instrument Prepared By:
THOMAS C. CRAWFORD
Attorney at Law
Suite 200
404 Welshwood Drive
Nashville, TN 37211

STATE OF TENNESSEE)
) SS
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS:

$ 63,050.00

AFFIANT

Subscribed and Sworn to before me, this the 15th day of July, 1988.

NOTARY PUBLIC

My Commission Expires: 1/21/90

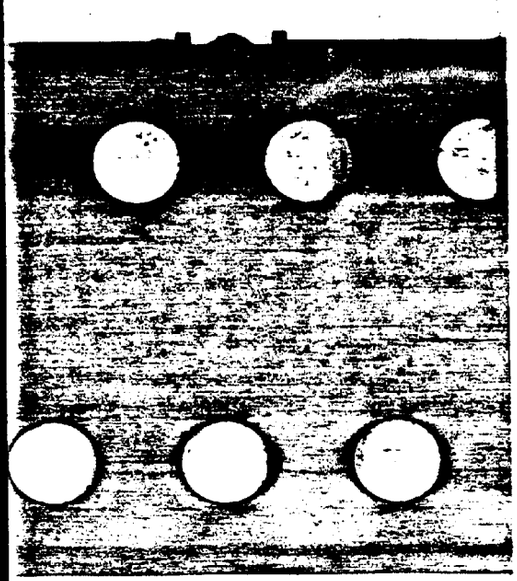
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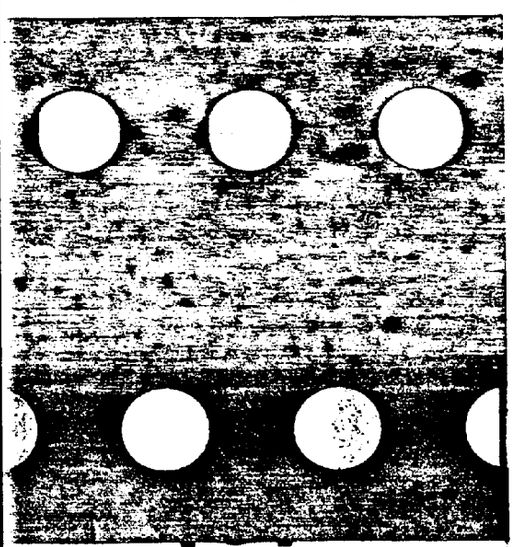
IDENTIFICATION REFERENCE

Jul 19 2 43 PM '88

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

RUSH





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7603 PAGE 491

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 63050.00
				CON TX 207.90
				PRFEE 0.50
				WDEED 6.00
				TOTAL 214.40
				CHECK 214.40
07/19/88	01	14:44	0001	8762

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 0 7 8 6

IDENTIFICATION REFERENCE

JUL 19 2 43 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 114570