FILE BOX 45

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 58,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF September 19 88

Notary Public

MY COMMISSION EXPIRES: 9/9/89

(AFFIX SEAL)

BOOK 7657 PAGE 12

THIS INSTRUMENT WAS PREPARED BY

RICHARD A. NORTHCUTT - 25 CENTURY BLVD., SUITE 202 - NASHVILLE, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Gary A. Brown	Owner	MAP 83-3
(NAME)	(NAME)	
901 Gwynn Drive		PARCEL 226
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37216		
(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, James Powell and wife, Sybil Powell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gary A. Brown and wife, Susan E. Brown and Edwin M. Brown and wife, Jessie A. 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. 2 on the Plan of Powell Subdivision, Section 2, of record in Plat Book 5800, page 272, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being part of the same property conveyed to James Powell and wife, Sybil Powell, by deed from Eva Richardson, of record in Book 5694, page 177, said Register's Office.

6 9 1 8 2

SEP 20 3 29 PM '88

This is unimproved ( ) / improved (XX) property, known as 1121-1123 Campbell Street, Nashville, TN 37206
(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 heir 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 covey 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 16th day of September, 19 88

Sybil Powell
Sybil Powell

James A. Powell
James Powell

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James Powell and wife, Sybil Powell

the bargainor S, with whom I am personally acquainted/and who acknowledged that they (or proved to me on the basis of satisfactory evidence) executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 16th day of September, 1988

Commission expires 9/9/89

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 / themselves) (himself / their several oaths) acknowledged (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_____

(or proved to me on the basis of satisfactory evidence)

My commission expires _____

Notary Public

WARRANTY DEED

FROM

James Powell
Sybil Powell

TO

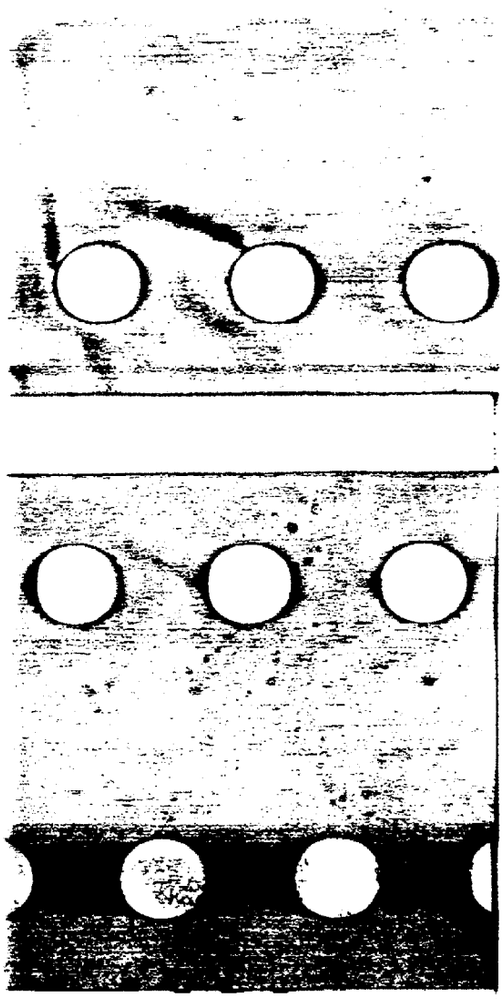
Gary A. Brown
Susan E. Brown
Edwin M. Brown
Jessie A. Brown

RETURN TO:

METROPOLITAN ESCROW, INC.
25 Century Blvd., Suite 202
Nashville, TN 37214

RICHARD A. NORTHCUTT
ATTORNEY-AT-LAW
25 Century Blvd., Suite 202
Nashville, TN 37214

8931 09/20 0101 CKECK 0SCHECK 197.90



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

69182

SEP 20 3 29 PM '88

09/20/88 01 15:32 0001 8931

CAMT	58000.00
CON TX	191.40
PRFEE	0.50
WDEED	6.00
TOTAL	197.90
CHECK	197.90

No.135928