FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 77,452.51

Alice B. Upchurch
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 13th DAY OF June, 1989.

John O. Doyle Jr.
Notary Public

MY COMMISSION EXPIRES: 3/1/90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Robert F. Doyle, Attorney, 301 Stahlman Building, Nashville, Tennessee. 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP & PARCEL NUMBERS
Alice B. Upchurch (NAME)	Altus Bank (NAME)	Map 128-10
8009 Stallion Court (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 7006 (STREET ADDRESS)	Par. 10
Nashville, TN 37221 (CITY) (STATE) (P.O. ZIP)	Dothan, Alabama. 36302 (CITY) (STATE) (ZIP)	9D-57499

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, LARRY L. BROWN AND WIFE, GRETCHEN BROWN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ALICE B. UPCHURCH, single

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: BOOK 7864 PAGE 60

Land in Davidson County, Tennessee being Lot No. 33 on the Plan of Stacy Square, Section 2, as of record in Book 4175, page 30, Register's Office for said County.

Said Lot No. 33 fronts 70 feet on the easterly margin of Stallion Court and extends back 137.8 feet on the northerly line, and 122.9 feet along the southerly line to a dead line in the rear, which is a broken line, measuring a total of 103.85 feet thereon.

Being the same property conveyed to Larry L. Brown and wife, Gretchen Brown by deed from John E. Repp and wife, Suzanne S. Repp of record in Book 6289, page 82, said Register's Office.

As part of the purchase price of the above described premises, the grantee hereby expressly assumes and agrees to pay an existing mortgage evidenced by one certain trust deed dated March 11, 1987 and filed for record March 18, 1987, in the office of the recorder of deeds in Davidson County, Tennessee, in Book 7172, page 595, and note of even date thereby secured, in the original principal amount of $66,600.00 payable to Capitol Mortgage Corporation. The grantee further hereby assumes the obligation of Larry L. Brown and wife, Gretchen Brown under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned as evidenced by the execution hereof by the grantee.

( ) unimproved
(X) This is improved property, known as 8009 Stallion Court, Nashville, Tennessee. 37221
(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 13th day of June, 1989

Larry L. Brown

Gretchen Brown

Alice B. Upchurch

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, Johnnie A. Andrews Luken, a Notary Public in and for said County and State, the within named Larry L. Brown, Gretchen Brown and Alice B. Upchurch

the bargainer s, 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 13th day of June, 1989.

Johnnie A Andrews Luken Notary Public

Commission Expires March 11, 1990

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

Larry L. Brown and wife,
Gretchen Brown

TO

Alice B. Upchurch

4606 06/13 0101 0 CHECK 262.25

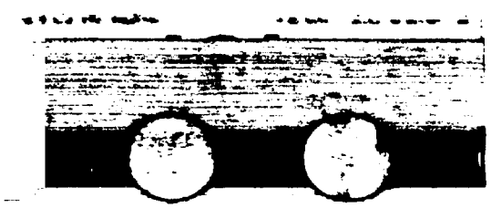
ATTORNEYS TITLE™ A Minnesota Title Company

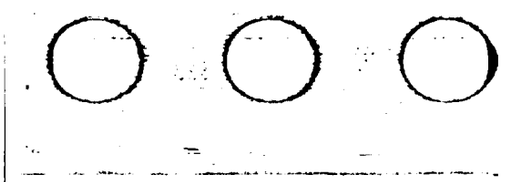
SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

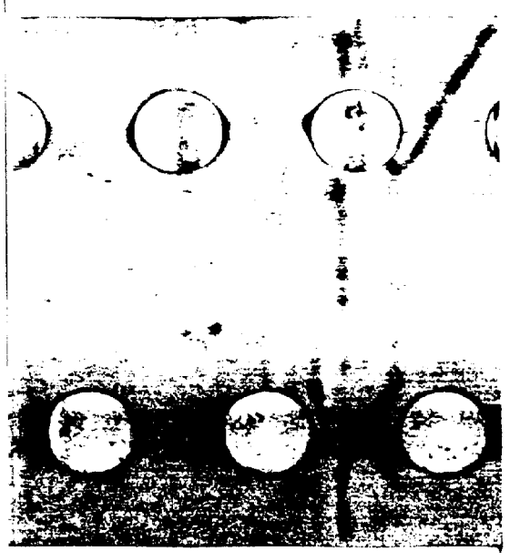
4081 L

JUN 13 3 51 PM '89

RUSH







OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7864 PAGE 62

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	77452.51
CON TX	255.75
PRFEE	0.50
WDEED	6.00
TOTAL	262.25
CHECK	262.25

RECEIPT IS NOT VALID UNTIL 06/13/89 IS PAID BY BANK 54 0001 4606

4081 I.

IDENTIFICATION

JUN 13 3 52 PM '89

FELIX Z. WILSON, II

No. 218939