ennessee :

WARRANTY DEED

00259687
BOX 35

BOOK 7873 PAGE 46

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER
Timothy P. McNamara (NAME)	Same (NAME)	MAP 104-11
2505 Essex Place (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 281
Nashville, TN 37212 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ~~TEN AND NO/100~~ ----------$10.00---------- *Dollars.*

Cash in hand paid by Timothy P. McNamara and wife, Wendy Hoblitzelle and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are hereby acknowledged,

8369 06/26 0101 03CHECK 425.60

Stephen Ronald Brooks and wife, Stephanie Smith Brooks

have this day bargained and sold, and do hereby transfer and convey unto the said Timothy P. McNamara and wife, Wendy Hoblitzelle

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 111 on the Map of the Bransford Realty Company's Subdivision of the Edgar Jones Home Place, as of record in Book 421, page 7, Register's Office for Davidson County, Tennessee.

Said Lot No. 111 fronts 60 feet on the southerly side of Essex Avenue and runs back between parallel lines 165 feet to an alley.

Being the same property conveyed to Stephen Ronald Brooks and wife Stephanie Smith Brooks by deed from Barbara Richards and spouse Stanley M. Chervin, of record in Book 5387, page 732, Register's Office of Davidson County, Tennessee.

4393 1.

IDENTIFICATION

Jun 26 8 50 AM '89

FELIX Z WILSON REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $127,000.00

Subscribed and sworn to before me this the 23rd *day of* June 19 89

My commission expires: 11/12/90 *(Affix Seal)*

Affiant

Notary Public

unimproved ( )
This is improved ( ) property, known as 2505 Essex Place, Nashville, TN 37212
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs, and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 23rd *day of* June 19 89 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Stephen Ronald Brooks

Stephanie Smith Brooks

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Stephen Ronald Brooks and wife, Stephanie Smith Brooks

*the within named bargainor*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 purpose therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 23rd *day of* June, *19*89.

Betty B. Edwards *Notary Public*

Commission expires 11/12/92

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of 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* _____*self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____ *Notary Public*

Commission expires _____

WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

FOR

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 127000.00
				CON TX 419.10
				PRFEE 0.50
				WDEED 6.00
				TOTAL 425.60
				CHECK 425.60
			06/26/89 01	08:52 0001 83

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

NOT

3 50 AM '89