COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 71,000.00

Paulette Bradley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June 1989.

Notary Public

MY COMMISSION EXPIRES

(AFFIX SEAL)

BOOK 7880 PAGE 226

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
101 Westpark Drive, Suite 350, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO /and Mortgagee is:	MAP-PARCEL NUMBERS
Frances Brown (NAME)	First Wachovia Mortgage Company (NAME)	02D 62090
2805 Desplane Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 3174 (STREET ADDRESS)	150-05-0-173.00
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	Winston-Salem, NC 27102 (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, Tommy R. Kent and wife, Marie Kent

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frances 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:

Land in Davidson County, Tennessee, being Lot No. 761 on the plan of Edge-O-Lake Estates Section 17, of record in Book 4460, page 44, Register's Office for said County.

Said Lot No. 761 fronts 80 feet on the westerly margin of Desplane Drive and extends back 150 feet on the northerly line and 104.08 feet on the southerly line to a broken line in the rear, measuring 93.42 feet thereon.

Being the same property conveyed to Tommy R. Kent and wife, Marie Kent by deed from Swampo Sie and wife, Lutfiah A. Sie of record in Book 5906, page 882, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 5193, page 387, said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

The property hereby conveyed is subject to restrictive conveants of record in Book 4549, page 802, said Register's Office, and to the matters set forth in the above plan of record.

This is ( ) unimproved (X) improved property, known as 2805 Desplane Drive (House Number) (Street) Nashville, TN 37217 (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 my hand this 30th day of June, 19 89

Tommy R Kent
Tommy R. Kent

Marie Kent
Marie Kent

INDIVIDUAL ACKNOWLEDGEMENT

BOOK 7880 PAGE 227

State of Tenneesee

County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, Tommy R. Kent and wife, Marie Kent

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, at office, this 30th day of June, 19 89.

NOTARY PUBLIC

My commission expires:

7-23-91

CORPORATE ACKNOWLEDGEMENT

State of

County of

Before me, 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 himself to be President (or other officer authorized to execute the instrument) 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 himself as .

WITNESS my hand and seal, at office in ,

this day of , 19 .

NOTARY PUBLIC

My commission expires:

WARRANTY DEED

FROM

Tommy R. Kent and wife,

Marie Kent

TO

Frances Brown

PATRICIA SPICER CARDEN
Attorney at Law
101 Westpark Drive, Suite 350
Brentwood, Tennessee 37027

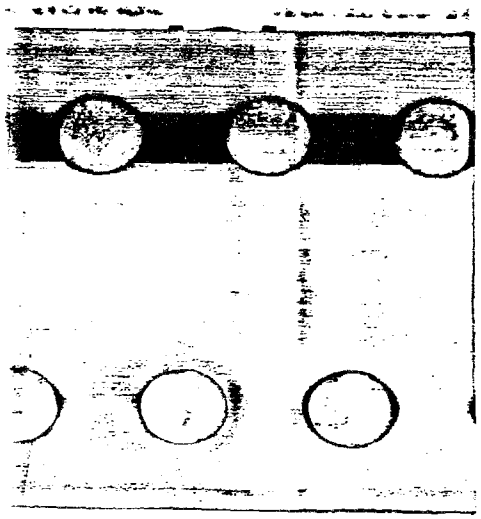
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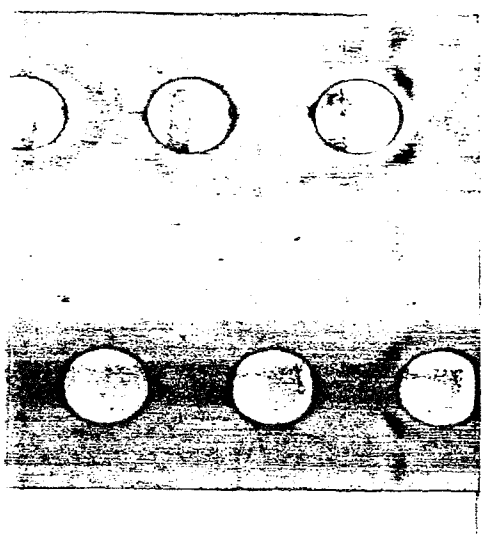
IDENTIFICATION REFERENCE

JUL 3 1 03 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

1827 07/03 0101 02CHECK





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7880 PAGE 228

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	71000.00
CON TX	234.30
PRFEE	1.00
MDEED	6.00
TOTAL	241.30
CHECK	241.30

07/03/89 01 13:05 0001 1827

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

46388

IDENTIFI REFERENCE

JUL 3 1 03 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 225558