THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney at Law
Bank of Goodlettsville, Suite 301
112 Long Hollow Pike
Goodlettsville, Tennessee 37072

WARRANTY DEED

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Ronald L. Brown, et ux 3318 Freeman Hollow Road Goodlettsville, TN 37072	Same as New Owner	Map 11 Parcel 42 10D 19800

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, M. B. HINKLE and wife, NELLIE A. HINKLE, hereinafter referred to as the "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto RONALD L. BROWN and wife SANDRA R. BROWN hereinafter referred to as 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 the 10th, formerly the 20th Civil District of Davidson County, Tennessee, being a part of a tract known as the H. S. Freeman Lands and shown on plan of record in Book 332, page 58, Register's Office for said County and being shown as Tract No. 1 on a map of the subdivision of said tract of the Freeman Heirs and described according to a copy of a survey thereof made by L. N. Petty, Surveyor on September 25, 1957, as follows:

BEGINNING at a point in the center line of Freeman Road as established by deed to Davidson County as of record in Book 2445, page 438, said point being in the line between this property and the Patton Farm, running thence south 41° 15' West 357 feet to a point in the center line of said Freeman Road; thence North 20° 30' West 592 feet with the line between Tract No. 1 and Tract No. 2 to a point; thence South 80° 30' East 600 feet to a point; thence South 3° 0' West 50 feet to the point of beginning, containing 3.63 acres.

BEING the same property conveyed to M. B. Hinkle and wife, Nellie A. Hinkle, by deed from Charles G. Castleman and wife Bobbie Davenport Castleman, of record in Book 3610 page 121, Register's Office for Davidson County Tennessee.

INCLUDED in the above description, but expressly EXCLUDED from this conveyance is the following described property:

BEGINNING at a point in the center line of the Freeman Road as established by deed to Davidson County as of record in Book 2445 page 438, said point being in the line between this property and the Patton Farm, running South 41° 15' West 275 feet to a point; thence South 80° 30' East 285.5 feet to a point; thence South 3° West 50 feet to the beginning, containing 0.63 acres, more or less.

BEING the same property conveyed to Terrance M. McGovern and wife, Douglas Ann McGovern, by deed from Phyllis A. Hinkle a/k/a Phyllis Ann Hinkle a/k/a Phyllis Ann Minick of record in Book 7913, page 562, said Register's Office

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, the GRANTORS, 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 warrant that the same is unencumbered, except for 1989 taxes which are a lien but not yet due and payable and which have been prorated between the parties and will be paid in full by the GRANTEES, when due.

And we, the GRANTORS, do further covenant and bind ourselves, 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.

WITNESS our hands on this the 1st day of September, 1989.

6.4.2.7.2

IDENTIFICATION REFERENCE

SEP 7 10 08 AM

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TENN.

M. B. HINKLE

NELLIE A. HINKLE

09/07 0101 08CHECK 189.50

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State M. B. HINKLE and NELLIE A. HINKLE, with whom I am personally acquainted and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office this the 1st day of September, 1989.

NOTARY PUBLIC

My Commission Expires: May 13, 1990

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

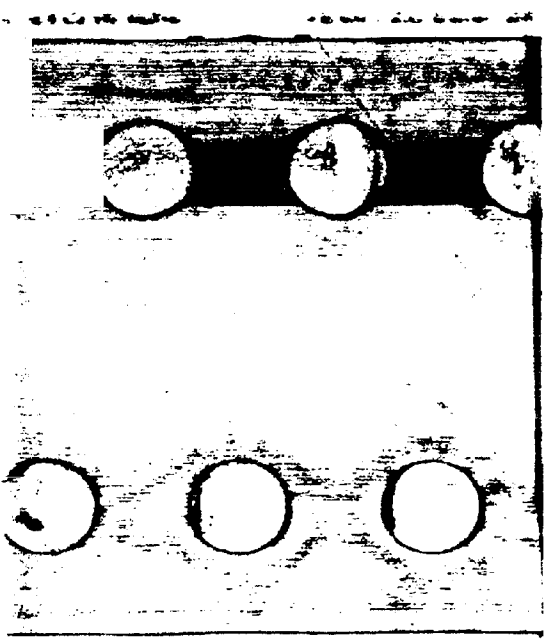
The actual consideration or value, whichever is greater, for this transfer is $55,000.00.

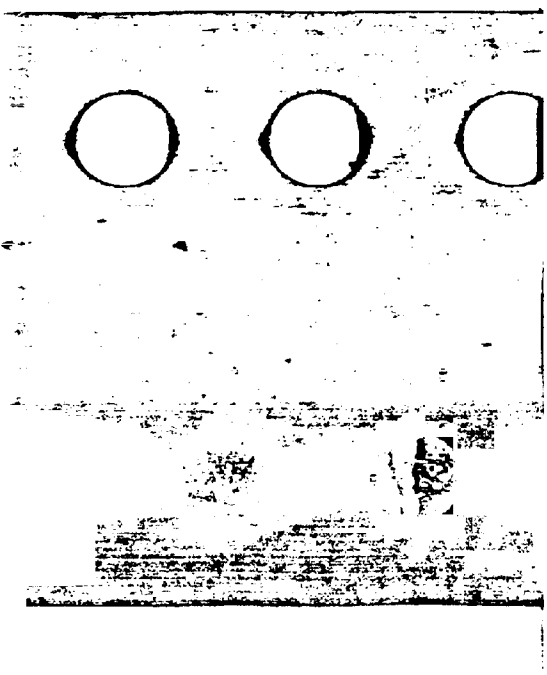
Affiant

Sworn to and subscribed before me this the 1st day of September, 1989.

NOTARY PUBLIC

My Commission Expires: May 13, 1990





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7933 PAGE 72

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 55000.00
CON TX 181.50
PRFEE 1.00
WDEED 6.00

TOTAL 188.50
CHECK 188.50

09/07/99 01 10:08 0001 2503

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 4 2 7 2

IDENTIFT REFERENCE

SEP 7 10 08 AM '99

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 246522