BOOK 8061 PAGE 141

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 39,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF March, 19 90.

Notary Public Ollie Mai Parsley

MY COMMISSION EXPIRES: May 8, 1991

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 50 Century Blvd., #120, Nashville, TN 37214.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeffrey D. Smith (NAME)	Park Avenue Mortgage Company, (NAME)	MAP 82-8
616 McFerrin Avenue (STREET ADDRESS OR ROUTE NUMBER)	50 Century Boulevard, Suite 200 (STREET ADDRESS)	PARCEL 270
Nashville, TN 37206 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37214 (CITY) (STATE) (ZIP)	19W-16640

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, Robert H. Braswell and wife, Barbara . Braswell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeffrey D. Smith

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. 9 on the Plan of F.O. Beazley's Subdivision of the Vaughn Tract, as of record in Plat Book 2, page 105, Chancery Court in Nashville, to which reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Robert H. Braswell by deed from Secretary of Housing and Urban Development, of record in Book 7943, page 971, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements of record.

0 9 4 9 9

IDENTIF. REFERENCE

MAR 9 9 40 AM '90

DAVIDSON COUNTY TN.

0889 03/09 0101 03CHECK 138.67

This is { unimproved / improved } property, known as 616 McFerrin Avenue, 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 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 1st day of March, 19 90

Robert H. Braswell

Robert H. Braswell

Barbara L. Braswell by Robert H. Braswell Atty-in-Fact

Barbara L. Braswell
by Robert H. Braswell, Attorney in Fact

Filed of record in Book 8045, page 427, said Register's Office.

STATE OF TENNESSEE
County of Davidson

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Personally appeared before me, Ollie Mai Parsley, a Notary Public in and for said County and State, the within named Robert H. Braswell

(or proved to me on the basis of satisfactory evidence) the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 1st day of March, 19 90

Commission expires May 8, 1991

Ollie Mai Parsley
Notary Public

STATE OF TENNESSEE

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 / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed 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 _____

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

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Robert H. Braswell

TO
Jeffrey D. Smith

Return to:
PRIORITY ESCROW SERVICES INC.
50 Century Boulevard
Suite 120
Nashville, TN 37214

STATE OF TENNESSEE
COUNTY OF DAVIDSON

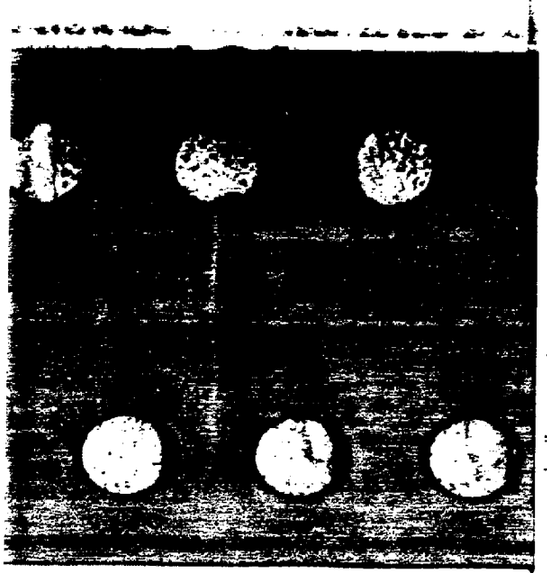
On this 1st day of March, 1990, before me personally appeared Robert H. Braswell, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Barbara L. Braswell and acknowledged that he executed the same as the free act and deed of said Barbara L. Braswell.

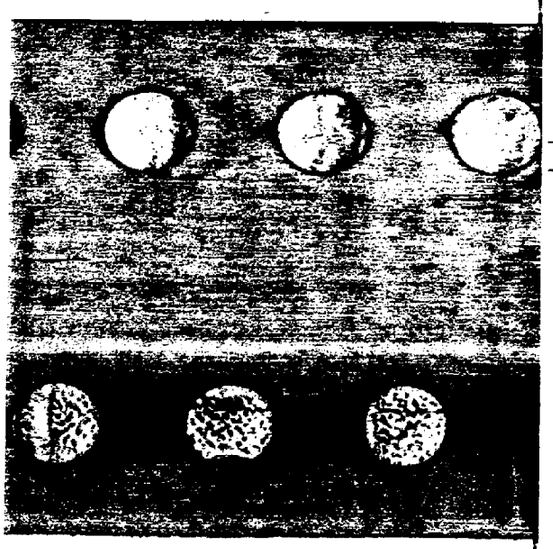
My Commission Expires:
May 8, 1991

Ollie Mai Parsley
Notary Public

OLLIE MAI PARSLEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

File Box 29





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 TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 39900.00
CON TX 131.67
PRFEE 1.00
WDEED 6.00
TOTAL 138.67
CHECK 138.67

03/09/90 01 09:37 0001 0889

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

Q 9 4 9 9

IDENTIF. TREFERENCE

MAR 9 9 40 AM '90

DAVIDSON COUNTY TN.

No. 299375