BOOK 8102 PAGE 943

PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157

Dav. Co. File: Box 8:
W & I Ref. (PB) (Title No: 28773)

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 579000.00

Susan R. Zager
Affiant

Sworn to and subscribed before me this 2nd day of May, 1990.

Notary Public

My Comm. Expires: Oct 9, 1991

ADDRESS NEW OWNER:
Susan R. Zager
2111 Hampton Avenue
Nashville, Tennessee

MORTGAGEE:
NONE

MAP-PARCEL NUMBERS
07DA 24250
117-06-112

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **James M. Brakefield and spouse, Carolyn R. Brakefield,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Susan R. Zager,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being the westerly 190 feet of Lot No. 20 and the easterly 10 feet of Lot No. 21, on the Plan of Hillsboro Heights, unrecorded, described according to a survey made by W. H. Southgate, Engineer, May ____, 1910, and more fully described in deed of record in Book 4405, Page 480, Register's Office for said County.

SAID parts of Lot Nos. 20 and 21 front 200 feet on the southerly margin of Hampton Avenue and extend back 365 feet between parallel lines to a dead line in the rear, measuring 200 feet thereon.

BEING the same property conveyed to James M. Brakefield and wife, Carolyn R. Brakefield, by deed from David W. Peck, Jr. and wife, Macgregor W. Peck, of record in Book 4405, Page 480, Register's Office for Davidson County, Tennessee.

MAY 4 11 00 AM '90
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

24108

8964 05/04 0101 03CHECK 1917.70

This is improved property, known as: 2111 Hampton Avenue, Nashville, Tennessee

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 1st day of May, 1990.

James M. Brakefield

Carolyn R. Brakefield

State of Tennessee
County of Davidson

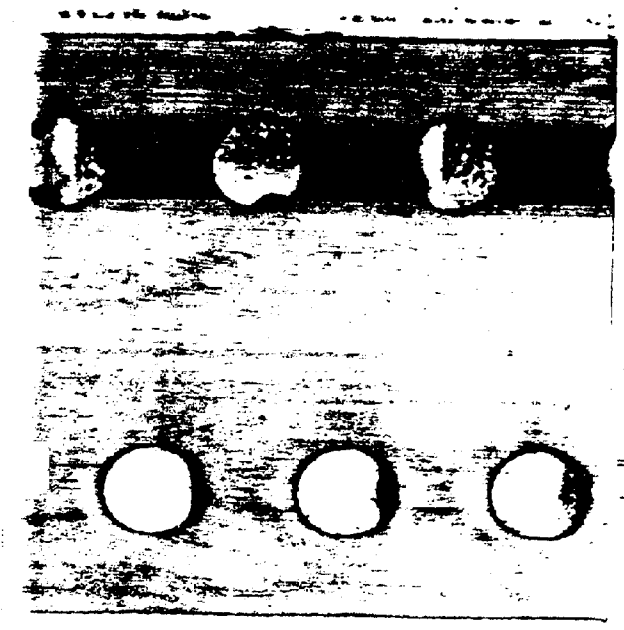
On this 1st day of May, 1990, before me the undersigned authority, personally appeared James M. Brakefield and Carolyn R. Brakefield, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

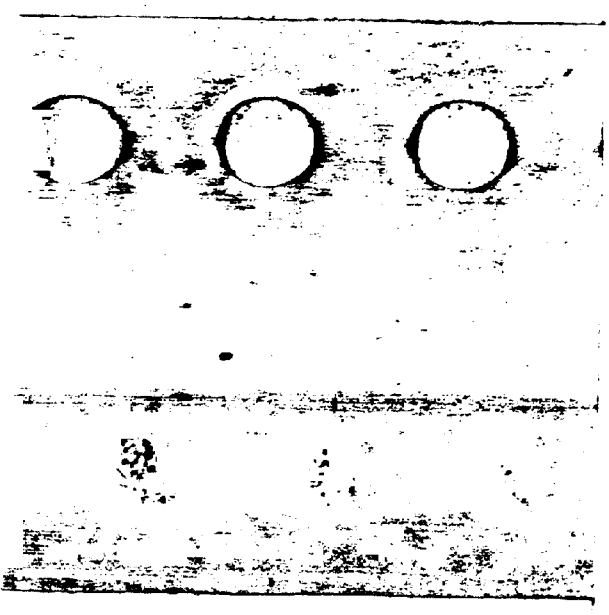
CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 9/24/92

Notary Public

W & I 12/89





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
579000.00
CON TX 1910.70
PRFEE 1.00
TDEED 6.00
ERR CO
TDEED 6.00-
WDEED 6.00
TOTAL 1917.70
CHECK 1917.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 05/04/90 01 11-08 0001 8964

2410 6.

IDENTIFICATION REFERENCE

MAY 4 11 06 AM '90

FELIX Z. WILSON, II, Register
DAVIDSON COUNTY, TN

No. 316448