6519

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File Box 13

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 10,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF JUNE, TLEY. 1990.

Notary Public

MY COMMISSION EXPIRES: January 23, 1994

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Denney, Lackey & Chernau, 424 Church Street, Nashville, Tennessee 37219-0429

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edward M. Shea	Edward M. Shea	113-00-155
(NAME)	c/O James Chisan (NAME)	
Route 1, Manning Hollow Road	108½ Peachtree St	113-00-077
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Pegram, Tennessee 37209	Nashville, TN 37210	
(CITY) (STATE) (P. O. ZIP)	(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, Kenneth Paul Brumit and wife, Jessica D. Brumit

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edward M. Shea and wife, Belinda J. Shea

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 the 2nd Civil District of Davidson County, Tennnssee, being Lot No. 2 on the unrecorded plat of the Ken Brumit Subdivision, and described according to a survey dated May 4, 1990, by Mark Goodman, Land Surveyor, described as follows:

Beginning at a iron pin on the northeasterly side of Manning Hollow Road, said point being 3286 feet, more or less, from Old Charlotte Pike, thence leaving said road North 02 deg. 37' 28" East 452.05 feet to a iron pin; thence North 27 deg. 30' 30" East 409.11 feet to a monument; thence South 01 deg. 34' 45" West 976.48 feet to a iron pin on the northeasterly side of Manning Hollow Road; thence running with said road North 48 deg. 30' 00" West 244.00 feet to the point of beginning, containing 2.990 acres.

Being part of the same property conveyed to Kenneth Paul Brumit and wife, Jessica D. Brumit by deed from Jerry D. Heath as of record in Book 8079, page 920, said Register's Office.

Being the same property conveyed to Ken Brumit and wife, Jessica Brumit by deed from Metropolitan Government of Nashville and Davidson County, Tennessee as of record in Book 6963, page 382, said Register's Office.

This conveyance is subject to restrictive covenants of record in Book 5379 page, 497, said Register's Office; and taxes for the current year are not yet due and payable.

unimproved ( ) This is improved (X) property, known as Route 1, Manning Hollow Road, Pegram, Tennessee 37209
(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 their hand s this 27th day of June 19 90

Kenneth Paul Brumit

Jessica D. Brumit

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kenneth Paul Brumit and wife, Jessica D. Brumit

the bargainors, 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 purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27th day of June, 19 90.

Notary Public

Commission Expires January 23, 1994

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
Kenneth Paul Brumit and wife,
Jessica D. Brumit

TO
Edward M. Shea and wife, Belinda J. Shea

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

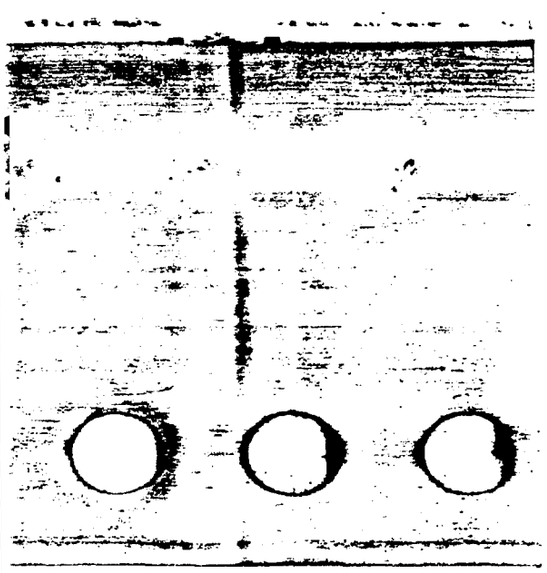
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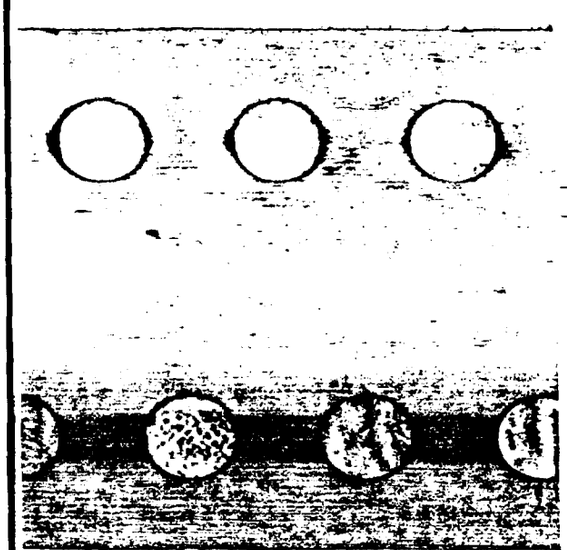
IDENTIFICATION REFERENCE

Jul 5 3 24 PM '90

FELIX Z. WILSON, JR. REGISTER
DAVIDSON COUNTY, TN

7598 07/05 0101 03CHECK 41.65





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 10500.00
				CON TX 34.65
				PRFEE 1.00
				WDEED 6.00
				TOTAL 41.65
				CHECK 41.65
07/05/90	01			15:26 0001 7598

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

39382

IDENTIFICATION REFERENCE

JUL 5 3 24 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 334481