BOOK 8200 PAGE 805

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,000.00

Barbara Cowherd
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF September 19 90

Lynda Kaye Jones
Notary Public

MY COMMISSION EXPIRES 7/23/94
(AFFIX SEAL)

mail

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, 388 Harding Place, Suite C, Nashville, Tennessee 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Ronnie Cowherd (NAME)	SAME (NAME)	MAP 054-14
Lot 164, Brandywine Farms (ADDRESS)	(ADDRESS)	PARCEL 66
Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	04D-27867

FOR AND 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, Maryadelle C. Brown and Herman Eugene Brown, Jr. and Susan Owens Brown

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronnie Cowherd and wife, Barbara Cowherd

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 4th Civil District of Davidson County, Tennessee, being Lot No. 164 of Brandywine Farms, Section 8, of record in Book 4460, page 10, and amended in Plat Book 4470, page 167, Register's Office for Davidson County, Tennessee, which Plan reference is hereby made for a more complete description.

Being the same property conveyed to Herman E. Brown, Sr. and wife, Maryadelle C. Brown and Herman Eugene Brown, JR. and wife, Susan Owens Brown by deed from J. R. Coarsey, Trustee of record in Book 4979, page 242, Register's Office for Davidson County, Tennessee. The said Herman E. Brown, Sr. having since deceased.

This conveyance is subject to restrictive covenants of record in Book 4498, page 896; Book 3816, page 544; Book 3886, page 720; Book 3843, page 951; Book 6691, page 977, said Register's Office, and an Owner's Certificate, easements, and setback lines as shown on the recorded plan.

5 9 1 2 0

IDENTIFICATION REFERENCE

SEP 21 11 58 AM '90

1053 09/21 0101 03CHECK 188.50

unimproved (X)
This is improved ( ) property, known as Lot 164, Brandywine Farms, Old Hickory, TN 37138
(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 our hand s this 19th day of September 19 90

Maryadelle C. Brown
Maryadelle C. Brown

Susan Owens Brown
Susan Owens Brown

Herman Eugene Brown, Jr.
Herman Eugene Brown, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Maryadelle C. Brown and Herman Eugene Brown, Jr. and Susan Owens Brown

the 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 purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 19th day of September 19 90

Commission expires 7/23/94

Lynda Kaye Jones
Notary Public

STATE OF TENNESSEE
COUNTY OF

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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 _____.

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

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

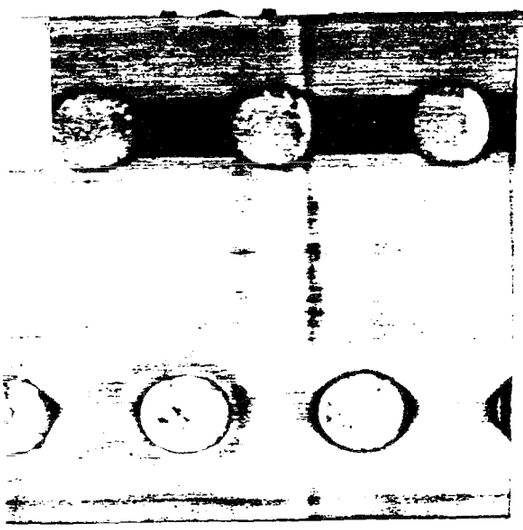
Maryadelle C. Brown and Herman Eugene Brown, Jr. and Susan Owens Brown

TO

Ronnie Cowherd and wife, Barbara Cowherd

RETURN TO:

Mark A. Ellmore
388 Harding Place, Suite C
Nashville, Tennessee 37211





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 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	53000.00
CON TX	181.50
PRFEE	1.00
WDEED	6.00
TOTAL	188.50
CHCK	188.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/21/90 01 12:02 0001 1053

59120

IDENTIFICATION REFERENCE

SEP 21 11 58 AM '90

FELIX Z. WILSON, II

No. 357674