This instrument prepared from information furnished by parties.

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,715.26

James R. Brewer, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF October, 19 90.

Notary Public

MY COMMISSION EXPIRES: 5/20/93

(AFFIX SEAL)

FILE BOX 24

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	MORTGAGEE OR PERSON RESPONSIBLE FOR PAYMENT OF TAXES	MAP-PARCEL NUMBERS
James Robert Brewer, Jr. (NAME)	Bailey Mortgage Company (NAME)	Map 98-5
5226 Dove Trail (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1389 (STREET ADDRESS)	Par. 116
Hermitage, TN 37076 (CITY) (STATE) (P.O. ZIP)	Jackson, MS 39215-1389 (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. Ronald D. Heywood

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Robert Brewer, Jr.

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:

BEING Lot No. 17-A, Zone Lot Division, Lot 17, Hunter's Point Subdivision, of record in Book 6200, page 192, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING part of the same property conveyed to Ronald D. Heywood by deed from George Margrave and wife, Sharmin Margrave, of record in Book 6353, page 945, Register's Office for Davidson County, Tennessee.

Subject to a mortgage to Bailey Mortgage Company, dated 10/2/85, and filed 10/7/85, in Book 6675, page 922, Register's Office for Davidson County, Tennessee, in the sum of $49,490.00 which sum James Robert Brewer, Jr. expressly assumes and agrees to pay; and also hereby assumes and agrees to pay all the obligations of Ronald D. Heywood under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned; as provided by Title 38, Chapter 37, Section 1801, et seq., U.S.C.A. and the Regulations promulgated pursuant thereto. Escrow account and insurance transferred to Grantee.

THIS conveyance subject to Restrictive Covenants of record in Book 3814, page 592; Book 3897, page 926; Book 2607, page 609; Book 6279, page 741, and such easements and setback lines of record in Book 6250, page 218, Register's Office for Davidson County, Tennessee, and Charter of record in Book 6256, page 294, said Register's Office.

6 9 3 6 8

IDENTIF. REFERENCE

NOV 1 12 24 PM '90

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

3552 11/01 0101 03CHECK 171.01

unimproved ( )
This is improved (X) property, known as 5226 Dove Trail (House Number) (Street) Hermitage, Tennessee 37076 (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 Whereever 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 22nd day of OCTOBER., 19 90

Ronald D. Heywood

Ronald D. Heywood

STATE OF VIRGINIA
Virginia Beach ~~COUNTY~~ CITY

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Personally appeared before me, Ronald D. Heywood
(Name of natural person executing the instrument)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand, at office, this 2nd day of October 19 90.

My Commission Expires JANUARY 31, 1994

Betty W. Hanger
Notary Public

(AFFIX SEAL)

STATE OF TENNESSEE
COUNTY

Personally appeared before me,
(Name of officer) (Offical capacity of officer)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the

("attorney-in-fact" or "president" or "general partner")

of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this _____ day of _____ 19_____.

My Commission Expires _____

Notary Public

(AFFIX SEAL)

WARRANTY DEED

FROM
Ronald D. Heywood

TO
James Robert Brewer, Jr.

This form compliments of:

title escrow, inc.

suite 218
640 spence lane
nashville, tennessee 37217
615-361-6679

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	49715.26
CON TX	164.01
PRFEE	1.00
MREED	6.00
TOTAL	171.01
CHECK	171.01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/01/90 01 12:25 0001 3552

69368

IDENTIF. TREFERENCE

NOV 1 12 24 PM '90

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 369628