STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF June 19 92

Notary Public

MY COMMISSION EXPIRES: 12/31/94
(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
David J. Waynick, Attorney, 211 Donelson Pike, Suite 2, Nashville, Tennessee 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerry W. Brown (NAME)	New Owners (NAME)	MAP 119-0
1012 Tanglewood Court (ADDRESS)	(ADDRESS)	PARCEL 140
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, James T. Manning

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jerry W. Brown and wife, Sharon R. Brown

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:

See attached legal desciption.

Being the same property conveyed to James T. Manning, by deed of record in Book 3218, page 263, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements, building setback lines and restrictions o f record.

6265 06/30 0101 03CHECK 102.50

23789

IDENTIF. REFERENCE

JUN 30 10 52 AM '92

DAVIDSON COUNTY TN.

PICK-UP

unimproved ( )
This is improved (X) property, known as 2627 1/2 Mashburn Road, Nashville, TN
(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 17th day of June 19 92

James T. Manning

James T. Manning

Marjorie Manning

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 James T. Manning

the bargainor _____, 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 and official seal at Nashville, Tennessee, this 17th day of June, 19 92

Commission expires 12/3/94

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

LEGAL DESCRIPTION

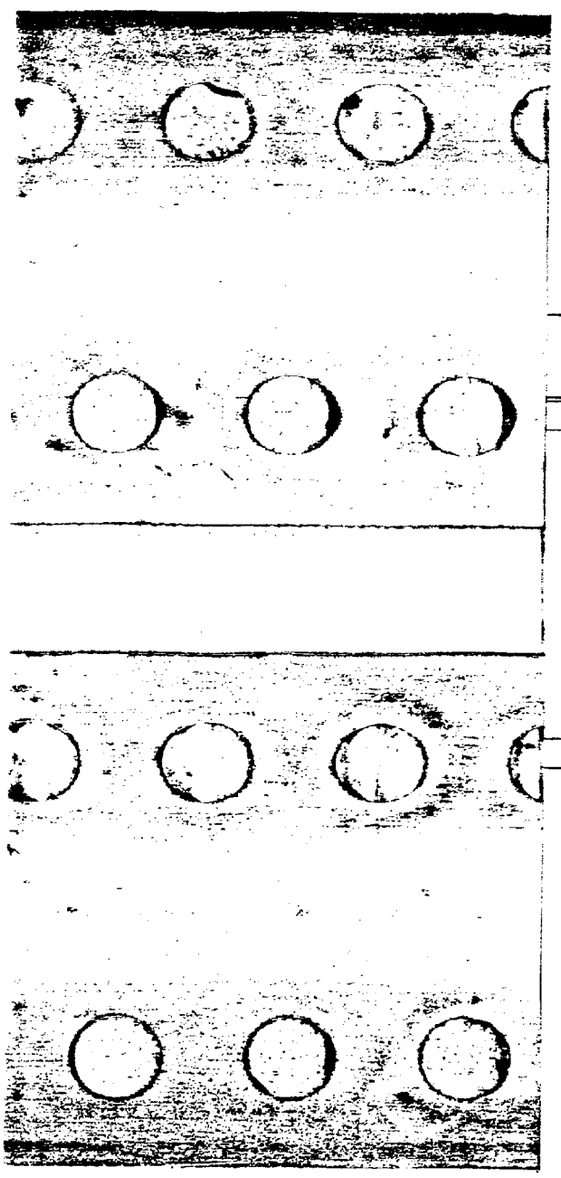
Land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being a tract or strip of land marked "reserved" on the Plan of Laurel Acres, as of record in Book 2133, page 48, Register's Office for said County, described as follows:

BEGINNING at a concrete monument set at the northwest corner of Lot No. 17 on said Plan; thence north 3 degrees 48' East 21 feet to a concrete monument set at the southwest corner of Lot No. 16 on said plan; thence southeasterly along the southerly line of said Lot No. 16, 180 feet to a concrete monument; the beginning of a curve to the left having a radius of 20 feet; thence northeasterly around said curve 30.7 feet to a concrete monument set in the westerly margin of Mashburn Drive; thence southerly 58.6 feet to a concrete monument set in said margin of Mashburn Road and at a corner of Lot No. 17 on said plan; thence northwesterly with the curve at the northeast corner of Lot No. 17, having a radius of 20 feet, 30.7 feet to a concrete monument set in the northerly line of Lot No. 17; thence northwesterly with the northerly line of Lot No. 17, 173.6 feet to the point of beginning, together with the following described property.

Land in the 6th formerly the 9th, Civil District of Davidson County, Tennessee, described as follows:

BEGINNING on the westerly margin of a 25 feet private road at the southwest corner of Lot No. 9 on the Plan of Laurel Acres, as of record in Book 2133, page 48, said Register's Office; thence with the southern boundary line of Lots Nos. 9, 10 and 11 on said plan, south 86 degrees east 434.7 feet to the northwest corner of Lot No. 13 on said plan; thence with the western boundary of Lots Nos. 13, 14, 15 and 16 on said plan, south 3 degrees 48' west 281.1 feet to the northeast corner of the property conveyed to the City of Nashville by deed from Edgar Turrentine and wife, of record in Book 2248, page 465, said Register's Office; thence with the northern boundary line of said City of Nashville property, westwardly 65 feet to the northwest corner of said property; thence with the westerly boundary line of said property, southwardly 125.8 feet to a point in the northerly boundary line of the plan of Mashburn Heights, as of record in Book 1835, page 1, said Register's Office; thence with the same, north 86 degrees, 14' west 369.7 feet, more or less, to the westerly margin of said private road; thence with the same northwardly 406 feet, more or less, to the beginning.



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8664 PAGE 235

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 25000.00
CON TX 92.50
PRFEE 1.00
WDEED 9.00
TOTAL 102.50
CHECK 102.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/30/92 01 11:02 0001 6265

23789

IDENTIF. REFERENCE

JUN 30 10 52 AM '92

REGISTER
DAVIDSON COUNTY TN.

No. 545959