THIS INSTRUMENT PREPARED BY:
Joseph B. Pitt, Jr., Attorney
315 Deaderick Street
Suite 105
00266919
BOX 35

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
John M. Braxton	Same	MAP116-13
(NAME)	(NAME)	
113 Laird		PARCEL54
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ----------$10.00---------- *Dollars,*

Cash in hand paid by John M. Braxton and wife, Ellen M. Brier and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are hereby acknowledged,

BOOK 8692 PAGE 144

Edward A. Rappuhn and wife, Terry E. Allison

have this day bargained and sold, and do hereby transfer and convey unto the said John M. Braxton and wife, Ellen M. Brier

the Grantees herein, their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 44 on the Plan of Harding Park of record in Book 2331, page 120 Register's Office for said County.

Said Lot No. 44 fronts 120 feet on the southerly side of Laird Road and runs back 160 feet on the west line and 165 feet on the east line to a broken line in the rear, on which it measures 142.9 feet.

Being the same property conveyed to Edward A. Rappuhn and wife, Terry E. Allison, by deed from Martin L. Katzoff and Phyllis Feldman Katzoff, of record in Book 5894, page 267, Register's Office for Davidson County, Tennessee.

IDENTIF. REFERENCE 33607

AUG 3 3 28 PM '92
FELIX DAVIDSON COUNTY TN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 133,500.00

Subscribed and sworn to before me this the 31st *day of* July, 92

My commission expires: 1-17-1994 *(Affix Seal)*

Affiant Ellen M. Brier

Notary Public Linda T. Jones

NOTARY PUBLIC AT LARGE

unimproved ( )
This is improved (X) property, known as 113 Laird, Nashville, TN 37205
(House Number) (Street) P.O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns against the lawful claims of all persons.

Whenever 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 hands this 31st *day of* July, *19*92, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Edward A. Rappuhn

Terry E. Allison

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Edward A. Rappuhn and wife, Terry E. Allison

the within named 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* 21st *day of* July, *19* 92

Commission expires 1-17-1994 *Notary Public*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of 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* _____ *self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____

_____ *Notary Public*

Commission expires _____

WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

7102 08/03 0101 03CHECK 502.95

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 133500.00
CON TX 493.95
PRFEE 1.00
MTGFEE 8.00
TOTAL 502.95
CHECK 502.95

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/03/92 01 15:30 0001 7102

33607

IDENTIF. TREFERENCE

AUG 3 3 28 PM '92

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 556927