8703

BOOK 8703 PAGE 529

37.41.4.

TAX $ 171.73 CHECK

IDENTIFICATION REFERENCE

Aug 18 10 05 AM '92

DAVIDSON COUNTY, TN

THIS INSTRUMENT PREPARED BY:
Douglas A. Brace, Reg. #3485
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375

WARRANTY DEED

Name and Address of New Owner:

David C. Braunscheidel
d/b/a D.B. Construction
3021 Wilford Park Court
Antioch, TN 37013

Send Tax Bills To:

New Owner

Street Address of Subject Property:	**Map-Parcel No:**
4057 Brandywine Pointe Blvd. **Old Hickory, Tennessee 37138**	**64-3-B-2.00**

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **BRANDYWINE POINTE PARTNERS, L.P.,** A Tennessee Limited Partnership, hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto DAVID C. BRAUNSCHEIDEL, Individually d/b/a D.B. CONSTRUCTION hereinafter called **"GRANTEES,"** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Being Lot No. 73, Phase One, Section 1, on the Revised Plat of Brandywine Pointe Subdivision (a Planned Unit Development), of record in Book 7900, page 171, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said lot.
>
> Being part of the same property conveyed to Brandywine Pointe Partners, L.P., a Tennessee Limited Partnership, by deed of record in Book 8315, page 759, Register's Office for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to the following:

1. 1992 Metropolitan Government taxes.

2. Declaration of Covenants, Conditions and Restrictions of Brandywine Pointe Subdivision, Phase One, Section 1, of record in Book 8120, pages 170, and as amended in Book 8671, page 484, Register's Office for Davidson County, Tennessee.

3. All matters shown on the Revised Plat of Brandywine Pointe Subdivision (a Planned Unit Development), Phase One, Section 1, of record in Book 7900, page 171, Register's Office for Davidson County, Tennessee.

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 GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind itself, its heirs, successors, assigns 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 its hand this 14th day of August, 1992, by its duly authorized partner.

BRANDYWINE POINTE PARTNERS, L.P.,
A Tennessee Limited Partnership

BY: Brandywine Pointe Company,
General Partner

BY: _____
G. Keeling Turner, II
President

STATE OF TENNESSEE]
]
COUNTY OF DAVIDSON]

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared G. Keeling Turner, II, 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 President of Brandywine Pointe Company, a Tennessee corporation, and general partner of Brandywine Pointe Partners, L.P., a Tennessee Limited Partnership, the within named bargainor, and that as such general partner, being authorized so to do, executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 14 day of August, 1992.

LEE MOSES
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

My Commission Expires July 22, 1995.

Lee Moses
NOTARY PUBLIC

My commission expires: 7/22/95

STATE OF TENNESSEE]
]
COUNTY OF DAVIDSON]

The actual consideration or value whichever is greater, for this transfer is $42,900.00.

Kirris Billingsley
Affiant

Subscribed and sworn to before me, this the 14th day of August, 1992.

LEE MOSES
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

My Commission Expires July 22, 1995

Lee Moses
NOTARY PUBLIC

My commission expires: 7/22/95

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8703 PAGE 532

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	42900.00
			CON TX	158.73
			PRFEE	1.00
			WDEED	12.00
			TOTAL	171.73
			CHECK	171.73
08/18/92	01	10:06	0001	1374

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3.7.4.1-4.

IDENTIFICATION REFERENCE

AUG 18 10 05 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 561135