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Bk 4 28

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $17,700.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF December 1992

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Devereaux D. Cannon, Jr., Attorney, 344 Fourth Avenue, N. Nashville, TN 37219
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NUMBERS
METROPOLITAN DEVELOPMENT AND HOUSING AGENCY (NAME)	SAME (NAME)	43-7-41
P. O. Box 846 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	43-7-43
Nashville, TN 37202 (CITY) (STATE) (P.O. ZIP)	(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, WE, THOMAS J. BROWN AND PAUL O. BROWN, as the only heirs at law of Owen Aubrey Brown, deceased

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO METROPOLITAN DEVELOPMENT AND HOUSING AGENCY

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 EXHIBIT "A")

7.7.2.0 5:

IDENTIFICATION REFERENCE

DEC 28 1 15 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

5592 12/28 0101 03CHECK 12.00

This is unimproved (X) improved ( ) property, known as 313 & 317 McArthur Drive (House Number) (Street) Madison, TN 37115 (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 24th day of December, 19 92

Thomas J. Brown
THOMAS J. BROWN

Paul O. Brown
PAUL O. BROWN

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STATE OF TENNESSEE
Davidson County

Personally appeared befcre me, the undersigned, a Notary Public in and for said County and State, the within named THOMAS J. BROWN

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 24th day of December, 1992

JO ANN SMITH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Commission Expires 1/22/95

Jo Ann Smith
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____
Notary Public

Commission Expires _____

WARRANTY DEED

FROM

TO

ATTORNEYS TITLE™ A Minnesota Title Company

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

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 Paul O. Brown, 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 _____ day of _____ 19____.

_____
Notary Public

My Commission expires: _____

EXHIBIT "A"

Land in Davidson County, Tennessee, described as follows:

BEING Lots Nos. 60 and 61 of an unrecorded plan, in Block 13, of a recorded plan in Book 1130, page 37, Register's Office for said County, known as Anderson Estates, described as follows:
Lot No. 60 begins at a point on the easterly margin of McArthur Drive 284.7 feet north of a monument at the southeast corner of Roosevelt Avenue and McArthur Drive; thence eastwardly 136 feet along the common lines of Lots Nos. 60 and 61 to a point of the common corners of Lots Nos. 40, 41, 60 and 61; thence northwardly 65 feet along the common lines of Lots Nos. 41 and 60 to a point of the common corners of Lots Nos. 41, 42, 59 and 60; thence westwardly 136 feet along the common lines of Lots Nos. 59 and 60 to a point on the easterly margin of McArthur Dr.; thence southwardly 65 feet along said margin co the point of beginning.
Lot No. 61 begins at a point on the easterly margin of McArthur Drive 219.7 feet north of monument at the southeast corner of Roosevelt Ave. and McArthur Drive; thence eastwardly 136 feet along the common lines of Lots Nos. 61 and 62 to a point of the common corners of Lots Nos. 39, 40, 61 and 62; thence northwardly 65 feet along the common lines of Lots Nos. 40 and 61 to a point of the common corners of Lots Nos. 61, and 60, 40 and 41; thence westwardly 136 feet along the common lines of Lots Nos. 60 and 61 to a point on the easterly margin of McArthur Drive; thence southwardly 65 feet along said margin to the beginning.

Being the same property conveyed to Owen Aubrey Brown by deed from Robert E. Hoehn, Trustee of record in Book 4732, page 790, Register's Office for Davidson County, Tennessee. The said Owen Aubrey Brown having since died. (See affidavit of heirship recorded simulteneously herewith.)

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED