THIS INSTRUMENT PREPARED BY:
SHELTON HATCHER, ATTORNEY
311 EAST MAIN STREET
HENDERSONVILLE, TENNESSEE 37075
TN SUPREME COURT NO. 2657

OUR FILE NUMBER: R-2504

MAP/GROUP/PARCEL
032-09-0/031.00

NEW OWNER'S ADDRESS:
B. W. MARTISCHEWSKY
1726 Fall Drive
Nashville, TN 37207

SEND TAX BILLS TO:
Wachovia Mortgage Company
P.O. Box 3174
Winston-Salem, NC 27102

7029 12/31 0101 03CHECK 273.92

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt of which his hereby acknowledged, we, Steve E. Brown and wife, Connie L. Brown, hereinafter called Grantors, do hereby transfer and convey unto B. W. Martischewsky, his heirs and assigns, hereinafter called Grantee, property described as follows:

Land in Davidson County, Tennessee.

BEING Lot No. 114 of Timbertrail Subdivision, Section Six, a plat of which is of record in Book 6900, Page 263, Register's Office for said county, to which plat reference is hereby made for further description of said property.

BEING the same property conveyed to grantors herein by Deed of record in Book 7511, Page 175, Register's Office for said county.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantee. Grantors covenant with grantee that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered except for the Deed of Trust hereinafter mentioned and except for current taxes, and encumbrances of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, his heirs, successors, and assigns against the lawful claims of all persons whatsoever.

7.8459

IDENTIFICATION REFERENCE

DEC 31 10 40 AM '92

DAVIDSON COUNTY, TN

MAIL ENV.

ASSUMPTION CLAUSE

As part of the purchase price of the above described premises, the grantee hereby expressly assumes and agrees to pay an existing mortgage evidenced by a Deed of Trust of Record in Book 7511, Page 178, Register's Office for Davidson County, Tennessee, in the original amount of $67,262.00, the same being payable to Wachovia Mortgage Company.

GRANTEE executes this Deed as evidence of his assuming and promising to pay the debt hereinabove described.

Steve E. Brown

Connie L. Brown

B. W. Martischewsky

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Steve E. Brown, Connie L. Brown and B. W. Martischewsky, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 29 day of Dec., 1992.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
2-1-94

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $71,565.56.

AFFIANT

Sworn to and subscribed before me, this the 29th day of Dec., 1992.

NOTARY PUBLIC

My Commission Expires:
2-1-94

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



RECEIVED OF _____

FOR _____

BOOK 8828 PAGE 601

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 71565.56
CON TX 264.92
PRFEE 1.00
WDEED 8.00
TOTAL 273.92
CHECK 273.92

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/31/92 01 10:38 0001 7029

7.8.4 5.9

IDENTIFI REFERENCE

DEC 31 10 40 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 606143