SEND TAX BILLS TO: Same

ADDRESS OF NEW OWNERS:
P.O. Box 383
Pleasant View, TN. 37146

MAP/PARCEL: 39 157

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS and No/100 ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, I, JAMES E. BROWN, single, have this day bargained and sold and by these presents do hereby transfer and convey unto ROBERT E. ELLIS and wife, JUDITH A. ELLIS, as tenants by the entirety, their heirs and assigns, forever, the following described tract or parcel of land, to-wit:

A certain tract or parcel of land in Davidson County, Tennessee, described as follows:

A tract of land in the 14th, formerly the 24th Civil District of Davidson County, being part of the tract marked "Sold to R. D. Marshall" on the plan of the lands sold in the cause of Earthman vs. McCord, et al, under Rule No. 38136 of the Chancery Court at Nashville, a copy of the plan of said land being of record in Plan Book 3, Page 16, of said Chancery Court, and also being known as Tract No. 12 on the Map of the property known as the Bob Marshall Farm, not of record, and described according to a copy of a survey thereof by L. D. Justice, Surveyor, August 21, 1947, as follows:

BEGINNING at a point in the center line of Old Hickory Boulevard at the corner of Tracts Nos. 12 and 13; thence with the line between said tracts north 28 degrees 09' East 852 feet to the south line of Tract No. 3; thence with the south line of the same South 38 degrees 22' East 106.1 feet to the corner of the tracts Nos. 11 and 12; thence with the line between said tracts south 28 degrees 09' East 812 feet to the centerline of Old Hickory Boulevard; thence with the center line of the same North 60 degrees 10' West 100 feet to the beginning, containing 1.97 acres, more or less.

BEING the property conveyed to James E. Brown by deed dated 4/25/89 from Darwin Elmer Derryberry and wife, Della Mai Derryberry, of record in Deed Book 7828, Page 217, Register's Office of Davidson County, Tennessee, with life Estate retained by Darwin Elmer Derryberry and wife, Della Mai Derryberry. The said Darwin Elmer Derryberry is deceased.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto

belonging unto the said GRANTEES, their heirs and assigns, forever.

THE GRANTOR HEREIN COVENANTS with the said GRANTEES that he is lawfully seized and possessed of said property, that he has a good and lawful right to sell and convey the same, and that it is free from any lien or encumbrance whatsoever, EXCEPT restrictions and limitations of record, all visible easements, and 1993 real estate taxes.

GRANTOR FURTHER COVENANTS and binds himself his heirs and assigns, to warrant and forever defend the title to said land conveyed herein against the lawful claims and demands of all persons whomsoever, EXCEPT as herein set forth.

IN TESTIMONY WHEREOF, GRANTOR has hereunto set his hands this the 14th day of January, 1993.

James E. Brown

JAMES E. BROWN

STATE OF TENNESSEE
COUNTY OF ROBERTSON

PERSONALLY appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, the within named bargainor, JAMES E. BROWN, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purpose therein contained.

WITNESS my hand and official seal at Springfield, Tennessee, this the 14th day of January, 1993.

Helen J Beaty

NOTARY PUBLIC

My Commission Expires: 3/3/95

STATE OF TENNESSEE
COUNTY OF SUMNER

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 80,000.00

AFFIANT

SUBSCRIBED and sworn before me this the 14th day of January, 1993.

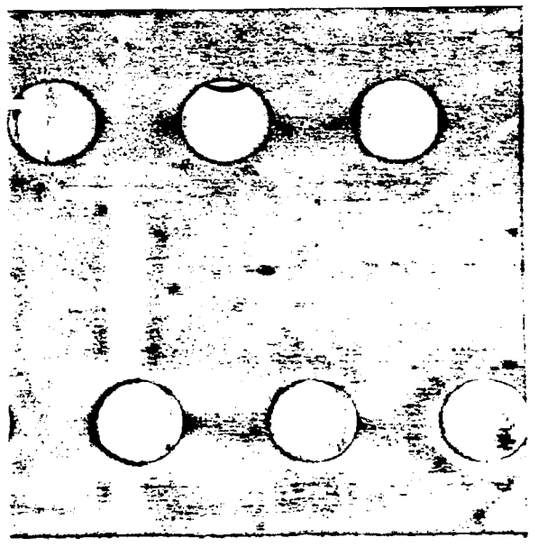
Helen J Beaty

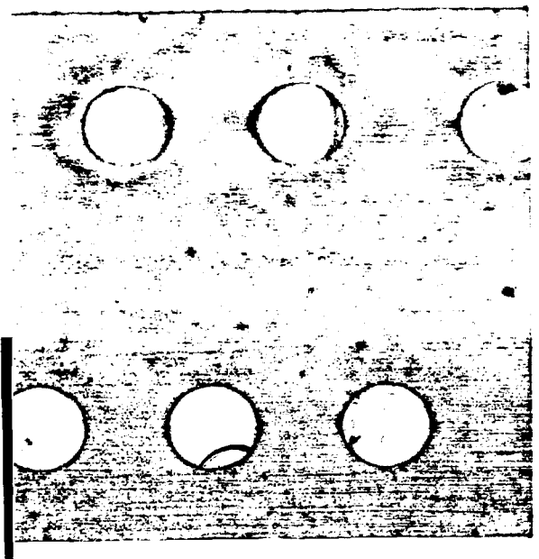
NOTARY PUBLIC

My Commission Expires: 3/3/95.

THIS INSTRUMENT PREPARED BY:
FIRST SUMNER TITLE, INC.
109 Public Square
Gallatin, TN 37066

8369 5.
IDENTIFICATION
JAN 19 11 17 AM '93
CLIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN
MAIL END.
8358 MAIL 0101 03CHECK
83-00





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

RECEIVED OF _____

FOR _____

BOOK 8843 PAGE 189

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 20000.00
				CON TX 74.00
				PRFEE 1.00
				WDEED 8.00
				TOTAL 83.00
				CHECK 83.00
01/19/93	01			11:15 0001 7058

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

83695

IDENTIFT REFERENCE

JAN 19 11 17 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 611808