Lot 53

BOOK 8878 PAGE 632

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 38,000.00
James R Brewer Sr.
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF February 19 93
Notary Public
MY COMMISSION EXPIRES: 5/20/96
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC. 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NUMBERS
JAMES R. BREWER, SR. (NAME)	CENTURY MORTGAGE CORP. (NAME)	MAP 108-03
3060 CASA DRIVE (ADDRESS)	15 CENTURY BLVD., SUITE 100 (ADDRESS)	PARCEL 153
NASHVILLE, TN 37214 (CITY) (STATE) (ZIP)	NASHVILLE, TN 37214 (CITY) (STATE) (ZIP)	

FOR AND 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, MELISSA D. PEERCY, NOW BEING MELISSA BRECKENRIDGE AND HUSBAND, LANNY BRECKENRIDGE, LOUISE M. DUKE AND HUSBAND, MORRIS DUKE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES R. BREWER, SR. AND WIFE, MARGARET A. BREWER

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:

LAND in Davidson County, Tennessee, being Lot No. 97B, Zone Lot Division of Lots Nos. 94, 95, 96 and 97, Patio Villa, Section Five, as of record in Book 6250, page 490, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to MELISSA D. PEERCY AND MOTHER, LOUISE M. DUKE, by Deed of record in Book 6829, page 468, Register's Office for Davidson County, Tennessee. The said MELISSA D. PEERCY having since become MELISSA BRECKENRIDGE.

LANNY BRECKENRIDGE and MORRIS DUKE join in this conveyance for the purpose of conveying any right, title or interest they may have in or to said property, marital or otherwise.

970112

IDENTIFICATION REFERENCE

MAR 3 10 27 AM '93

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 3060 CASA DRIVE, NASHVILLE, TN 37214
(House Number) (Street) (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 26th day of February, 19 93

Melissa Breckenridge
MELISSA BRECKENRIDGE

Louise M Duke
LOUISE M. DUKE

Lanny Breckenridge
LANNY BRECKENRIDGE

Morris Duke
MORRIS DUKE

DCTN01W 12/88 First Data Systems, Inc. 1-800-626-5427

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MELISSA BRECKENRIDGE AND HUSBAND, LANNY BRECKENRIDGE
LOUISE M. DUKE AND HUSBAND, MORRIS DUKE

the 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 Goodlettsville, Tennessee, this 26th day of February, 19 93.

Commission expires 11/20/96

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

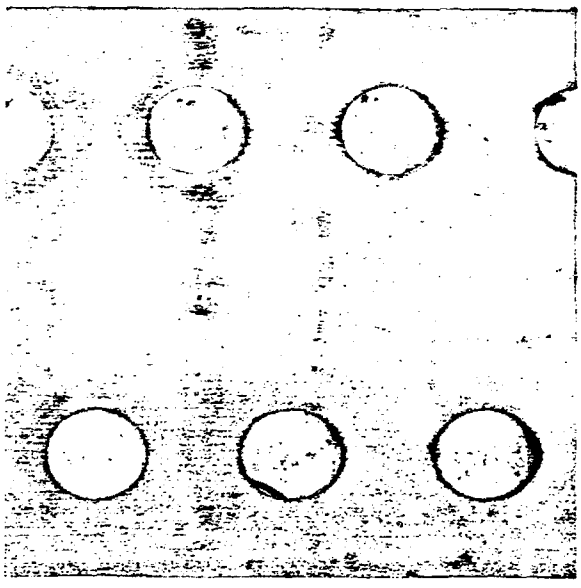
WARRANTY DEED
FROM

TO

RETURN TO:

03/03 0101 03CHECK 6210 149.00





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

RECEIVED OF _____

FOR _____ BOOK 8878 PAGE 634

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	38000.00
			CON TX	140.60
			PRFEE	1.00
			WDEED	8.00
			TOTAL	149.60
			CHECK	149.60
03/03/93	01	10:26	0001	8810

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

97 0 1 1 :

IDENTIFICATION REFERENCE

MAR 3 10 27 AM '93

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 626387