WARRANTY DEED BOOK 8983 PAGE 490

PREPARED BY:

J. K. Woodard, Attorney
175 East Main, Second Floor
Hendersonville, TN 37075
822-0030

MORTGAGEE:
First Tennessee Bank National Association, PO Box 1000, Dept 47, Memphis, TN 38148

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $58,000.00

Kenneth M. Brown
AFFIANT

Sworn to and subscribed before me this 15th day of June, 1993.

NOTARY PUBLIC

My Commission Expires: Feb. 29, 1996

ADDRESS NEW OWNERS:
Kenneth M. Brown
4341 Pecan Valley
Nashville, TN 38218

SEND TAX BILLS TO:
First Tennessee Nank
National Association
PO Box 1000, Dept 47,
Memphis, TN 38148

Map/Parcel
56-O 24

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, PHILLIP PERRY and wife, AGNES PERRY, the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto KENNETH M. BROWN, unmarried, the Grantee, his heirs and assigns, the following land located in Davidson County, Tennessee, described as follows:

> Land in the 13th Civil District of Davidson County, Tennessee, BEGINNING at a point in the southerly margin of Back Creek, the southwest corner of a tract of land owned by Lee Cantrell; thence with Cantrell's western boundary line, north 21-1/2 degrees west 1062 feet to a point; thence south 25-1/2 degrees west 208.8 feet to a stake; thence south 21-1/2 degrees east 1060 feet to a stake in the southerly margin of Back Creek; thence with the southerly margin of Back Creek, north 25-1/2 degrees east 208.8 feet to the point of beginning, containing five acres, more or less. Included in this description but excluded from this conveyance, is a right of way for Back Creek Road.
>
> Being the same property conveyed to Phillip Perry and wife, Agnes Perry by Deed of Shirley D. Gallimore, widow, as of record in Book 5025, page 294, Register's Office of Davidson County, Tennessee.
>
> The address of this property is 4341 Pecan Valley Road, Nashville, TN

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever; and Grantors do covenant with the Grantee that they are lawfully seized and

possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered, except as follows:

1) 1993 taxes have been prorated and will be paid by the Grantee when due.

2) Boundary line agreement of record in Book 6706, page 117, said Register's Office.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS our hands this 15th day of June, 1993.

Phillip Perry
PHILLIP PERRY

Agnes Perry
AGNES PERRY

STATE OF TENNESSEE
COUNTY OF SUMNER

BEFORE ME, the undersigned, a Notary Public in and for said County and State, personally appeared PHILLIP PERRY and wife, AGNES PERRY, the Bargainors, with whom I am personally acquainted, or whose identity was proved to me on the basis of satisfactory evidence, and who acknowledged the execution of the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Hendersonville, Tennessee, this 15th day of June, 1993.

J. K. [illegible]
NOTARY PUBLIC

My Commission Expires:

Feb. 29, 1996

NOTARY PUBLIC AT LARGE STATE

8168 06/16 0101 03CHECK 205.10

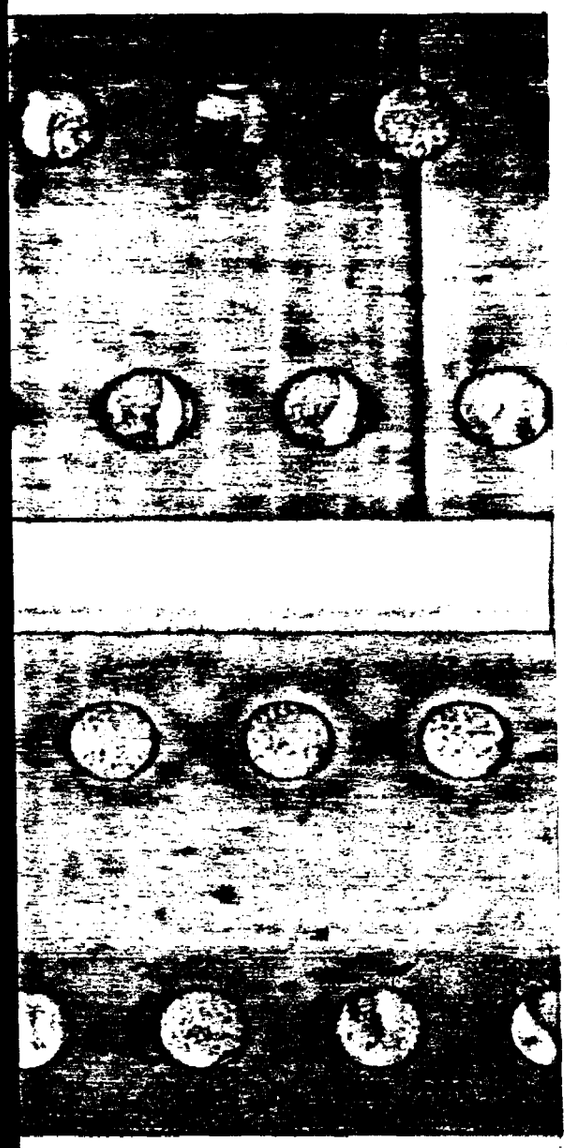
30895

IDENTIFICATION REFERENCE

JUN 16 11 03 AM '93

DAVIDSON COUNTY, TN

PICK-UP



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8983 PAGE 492

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	53000.00
CON TX	196.10
PRFEE	1.00
WDEED	8.00
TOTAL	205.10
CHECK	205.10

06/16/93 01 11:43 0001 B168

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

30895

IDENTIFI REFERENCE

JUN 16 11 43 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 663439