WARRANTY DEED

State of Tennessee)
County of DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 16,500.00

Wayne Stevens, Trustee
Affiant

Sworn to and subscribed before me this 23 day of March, 1994.

NOTARY PUBLIC

My Commission Expires: 11-26-94

This instrument prepared by:

ROBERT F. SPANN, Attorney
First American Center, Suite 1545
315 Deaderick Street
Nashville, Tennessee 37238-1545
615/242-2525

PICK-UP
94 MAR 23 PM 4:15
ELIA[illegible] REGISTER
DAVIDSON COUNTY, TN.

30985
IDENTIF. & REFERENCE

ADDRESS - NEW OWNER:
Wayne Stevens, Trustee
PO Box 8
Greenbrier, TN 37073

SEND TAX BILLS TO:
Same

MAP/PARCEL NUMBER:
Map 82-4
Par 327

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, Kenneth William Brown, Linda Carol Harmon, and Teresa Dianne Wilkerson, hereinafter called Grantors, devisees under the will of Ruby Mai Brown, deceased, have bargained and sold, and by these presents do transfer and convey unto Wayne Stevens, Trusteee, hereinafter called Grantee, his heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

> Being Lot No. 5 of Block "B" on the map of Nashville Trust Company's Subdivision of the A. W. Shryer's Property, of record in Book 843, page 25, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 5 fronts 53 feet on the northerly side of Seymour Avenue and runs back between parallel lines 200 feet to a dead line.
>
> Being the same property conveyed to Horace K. Brown and wife, Ruby Mai Brown, by deed from Louis R. Linx and wife, Elberta S. Linx, of record in Book 1309, page 17, Register's Office for Davidson County, Tennessee, the said Ruby Mai Brown having since died and having been predeceased by Horace K. Brown, she having devised said property to Kenneth William Brown, Linda Carol Harmon, and Teresa Dianne Wilkerson, by will of record in Will Book 25, page 41, County Court Clerk's Office for Rutherford County, Tennessee, and being of record in Book 9283, Page 739, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as 841 Seymour Avenue, Nashville, TN 37206.

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, his heirs and assigns forever; and we do covenant with the said Grantee 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 do further covenant and bind ourselves, our heirs, assigns and representatives, 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. 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 hands this 18th day of March, 1994.

Kenneth W. Brown
KENNETH WILLIAM BROWN

Linda Carol Harmon
LINDA CAROL HARMON

Teresa Dianne Wilkerson
TERESA DIANNE WILKERSON

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 Kenneth William Brown, 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 18th day of March, 1994.

Betty Ezell
NOTARY PUBLIC

My Commission Expires: 9-16-95

5237 03/23 0101 03CHECK 70-05

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 Linda Carol Harmon, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 18th day of March, 1994.

Betty Ezell
NOTARY PUBLIC

My Commission Expires: 9-16-95

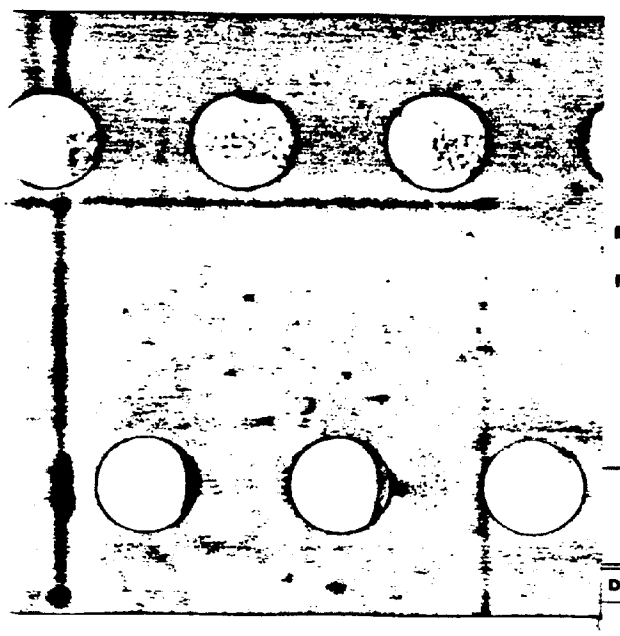
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Teresa Dianne Wilkerson, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 18th day of March, 1994.

Betty Ezell
NOTARY PUBLIC

My Commission Expires: 9-16-95



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

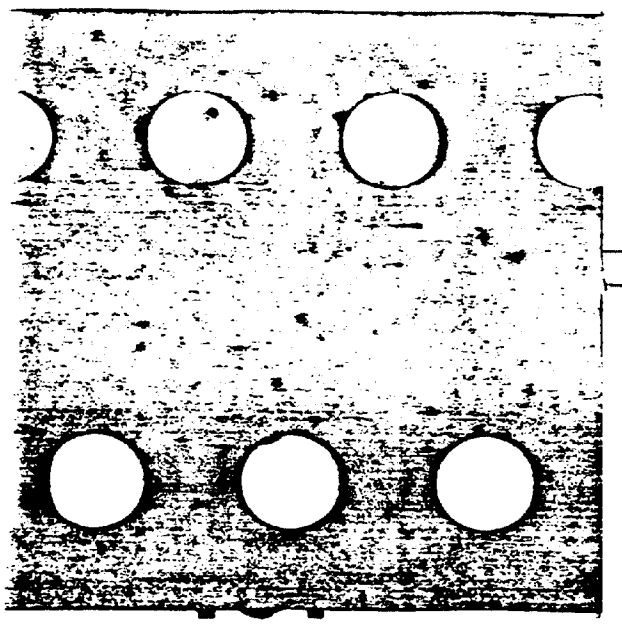
BOOK 9287 PAGE 926

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 16500.00
CON TX 61.05
PRFEE 1.00
WDEED 8.00
TOTAL 70.05
CHECK 70.05

03/23/94 01 16:15 0001 5287



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

30985
IDENTIF. ◆ REFERENCE

94 MAR 23 PM 4:15
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 770605