Address New Owner	Map-Parcel Numbers:
Barbara Bridges 251 Whitsett Road Nashville, TN 37210	(1) 06DA3446 (2) 119-9-182 (3) 119-9-291
Send Tax Bills To:	Address of Mortgagee:
Same	1. William E. Brown and wife, Doris O. Brown 3946 Moss Rose Drive Nashville, TN 37216 2. J. Robert Brown 1716 Andrew Crockett Court Brentwood, TN 37027
This instrument prepared by: Hooper & Hooper, 109 Westpark Drive, Suite 410, Brentwood, Tennessee 37027.	

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, WILLIAM E. BROWN and wife, DORIS O. BROWN (individually and collectively the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto the said BARBARA E. BRIDGES (the "Grantee") Grantee's heirs, successors in interest and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described in Exhibit A which is attached hereto and incorporated herein by this reference (the "Property").

This conveyance of the property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year which have been prorated between the parties.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

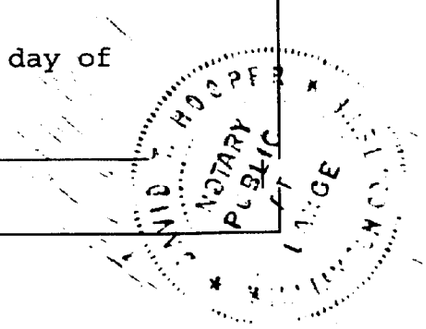
The actual consideration or value, whichever is greater, for this transfer is $400,000.00.

Affiant

Subscribed and sworn to before me this 16 day of February, 1996.

Notary Public

My Commission Expires: 1/16/2000



This is improved property, known as 249-251 Whitsett Road, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said Grantee, Grantee's heirs, successors in interest and assigns, forever.

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind itself to warrant and forever defend the title to the Property to the said Grantee, Grantee's heirs, successors in interest and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 16 day of February, 1996.

WILLIAM E. BROWN

DORIS O. BROWN

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, David Hooper, a notary public in and for the aforementioned State and County, WILLIAM E. BROWN, with whom I am personally acquainted, who verified that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this the 16 day of February, 1996.

Notary Public

My Commission expires: 1/16/2000

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, David Hooper, a notary public in and for the aforementioned State and County, DORIS O. BROWN, with whom I am personally acquainted, who verified that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this the 16 day of February, 1996.

Notary Public

My Commission expires: 1/16/2000

EXHIBIT A

TRACT 1:

BEING in the Sixth Civil District of Davidson County, Tennessee, and more particularly described according to a survey by Turner Engineering Company, dated September 11, 1969, as follows:

BEGINNING at an iron pin set at the intersection of the southerly margin of Whitsett Lane and the easterly margin of Bubis Street, and being 162.0 feet easterly from Foster Avenue and continuing as follows: With the southerly margin of Whitsett Lane, South 83 deg. 15 minutes East, a distance of 178.02 feet to an iron pin; thence with the common line of the herein described tract and property of Goodwill Industries, South 6 deg. 18 minutes West a distance of 140.0 feet to an iron pin, thence North 83 deg. 15 minutes West, a distance of 20 feet to an iron pin in the northeast corner of the National Bronze Service, Inc., thence with the northerly boundary of the same North 83 deg. 15 minutes West 180 feet to an iron pin in the East margin of Bubis Street; thence with the East margin of Bubis Street North 15 deg. 14 minutes East a distance of 141.55 feet to the point of beginning, and containing 0.607 acre, more or less.

BEING the same property conveyed to William E. Brown and wife, Doris O. Brown by installment deed from Hugh F. Smith, III, and wife, Mary Jo Olson Smith, of record in Book 5443, page 968, Register's Office for Davidson County, Tennessee. 3934 02/16 0101 03CHECK 1493.00

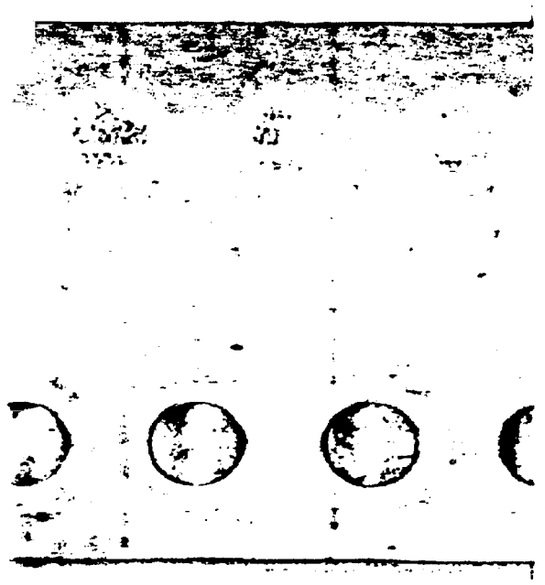
TRACT 2:

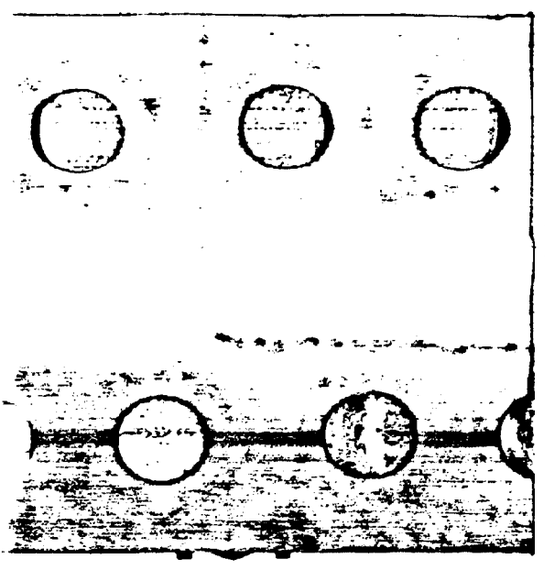
BEING in the Sixth Civil District of Davidson County, Tennessee, and more particularly described according to a survey by Turner Engineering Company, dated December 15, 1970, as follows:

BEGINNING at a concrete monument in the southerly margin of Whitsett Lane, said monument being located South 83 deg. 15' East 158.25 feet from a concrete monument which is the most easterly radius turnout monument at the intersection of Whitsett Lane and Bubis Street, and said beginning point is further described as the northeast corner of property conveyed to Hugh F. Smith, III, by deed from Henry Horrell and wife, of record in Book 4406, page 195, Register's Office for said County; thence with said margin of Whitsett Lane South 83 deg. 15' East, 139.28 feet to an iron pin; thence South 6 deg 18' West 240.14 feet to a concrete monument; thence North 83 deg. 15' West 160 feet to a concrete monument, said point being the southwesterly corner of property conveyed to National Bronze Service Property, Inc., by deed of record in Book 3029, page 329, said Register's Office; thence with the easterly boundary of the said National Bronze Service Property, Inc., North 6 deg. 45' East 100 feet to a concrete monument in the southerly line of the property conveyed to Hugh F. Smith, III, previously mentioned; thence with said Hugh F. Smith's southerly line South 83 deg. 15' East 20 feet to a concrete monument; thence with the easterly boundary of the said Hugh F. Smith's property, North 6 deg. 18' East 140 feet to the point of beginning, containing 0.814 acre, more or less.

BEING the same property conveyed to William E. Brown and wife, Doris O. Brown, by deed from Henry Horrell and wife, Kathleen Horrell of record in Book 4572, page 706, Register's Office for Davidson County, Tennessee.

0151328
IDENTIFICATION REFERENCE
95 FEB 16 PM 3:10
REGISTER
DAVIDSON COUNTY, TN.
PICK-UP





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

RECEIVED OF _____

FOR _____

BOOK 9950 PG 791

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
400000.00
CON TX 1480.00
PRFEE 1.00
WDEED 12.00
TOTAL 1493.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 1493.00

02/16/96 01 15:12 0001 3934

0151328
IDENTIF. & REFERENCE

96 FEB 16 PM 3:10

FELIX Z. WILSON, II, REGISTER
DAVIDSON COUNTY, TN.

No. 1007167