BOOK 10024 PG 74 File in Box No. 19 - B

WARRANTY DEED

#96-4-03-B

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 66,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF April 19 96

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER'S AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
MATTHEW A. BROWN (NAME)	McKENZIE BANKING COMPANY (NAME)	MAP 061-15
1113 Marion Avenue (ADDRESS)	1137 E. Wood Street (ADDRESS)	PARCEL 334
Nashville, TN 37216 (CITY) (STATE) (ZIP)	Paris, TN 38242 (CITY) (STATE) (ZIP)	FB #15DZ-18710

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, CASCADE ENTERPRISES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MATTHEW A. BROWN AND WIFE, JENNIFER M. BROWN, AND ELIZABETH CURTIS BROWN, UNMARRIED

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:

BEING parts of Lots Nos. 287 and 288, on the Map of Inglewood Place, as of record in Book 332, Page 101, Register's Office for Davidson County, Tennessee, and being described according to a Mortgage Loan Inspection by John Kohl, III, Registered Land Surveyor, dated April 18, 1996, as follows:

BEGINNING on the northerly margin of Marion Avenue at a point 73 feet West of the common lot line of 286 and 287 on said plan; thence, leaving said northerly margin of Marion Avenue, northwardly 210 feet, more or less, (field measured - 212 1/2 feet on Deed) to a point; thence, northwestwardly 37 feet, more or less, to a point in the common lot line of the original Lots 287 and 288; thence, with the original lot line of Lot 287 and 288 southwardly 28.5 feet to a point; thence, southwestwardly 26.5 feet to a point; thence, southwardly 186.5 feet to a point in the northerly margin of Marion Avenue; thence, with the northerly margin of Marion Avenue, eastwardly 70 feet to the point of BEGINNING.

BEING the same property conveyed to Cascade Enterprises, LLC, a Tennessee Limited Liability Company, by Deed from Mickle Sun, a single person, of record

Legal continued on Page 2

This is unimproved ( ) improved (X) property, known as 1113 Marion Avenue, Nashville, TN 37216
(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 my hand this 19th day of April 19 96

CASCADE ENTERPRISES, LLC., A TENNESSEE LIMITED LIABILITY CO.

By:
Clark Maxfield, Member/Manager

Legal continued from Page 1

in Book 9729, Page 511, and corrected in Book 9815, Page 698, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, he undersigned, a Notary Public within and for the State and County aforesaid, personally appeared CLARK MAXFIELD, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon his oath acknowledged himself to be the Member/Manager of the CASCADE ENTERPRISES, LLC., the within named bargainor, a Tennessee limited liability company, anf that he as such Member/Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as such Member/Manager.

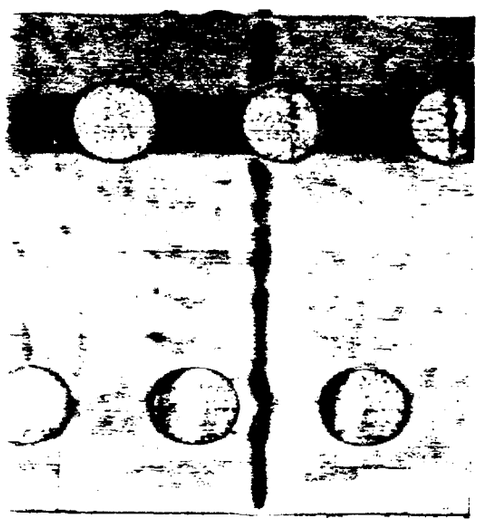
WITNESS my hand and official seal at office at Brentwood, Tennessee, this 19th day of April, 1996.

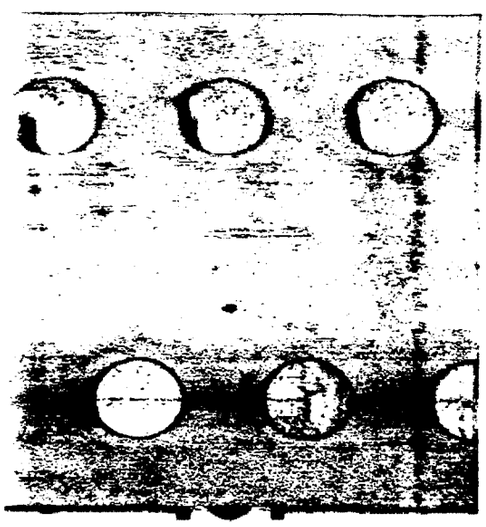
Notary Public

My Commission Expires: [illegible] 99

PETER WEISS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN

0174156
IDENTIFICATION REFERENCE





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

RECEIVED OF _____

FOR _____

BOOK 10024 PG 78

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

AMT 66900.00
STATE TX 247.53
PRFEE 1.00
MISCEL 9.00
TOTAL 256.53
CHECK 256.53
[illegible] 02 [illegible] 3488

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0174156
IDENTIF. # REFERENCE

SEP 23 11 10: 31

[illegible]

No. 1031417