BOOK 10134 PG 264 Box 35

WARRANTY DEED

File No: 00279858

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James L. Brown	Owner	Map 50
[NAME]	[NAME]	
926 Jackson Street		Parcel 127 &
[STREET ADDRESS OR ROUTE NUMBER]	[STREET ADDRESS]	
Nashville, TN. 37208		Parcel 128
[CITY] [STATE] [ZIP]	[CITY] [STATE] [ZIP]	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100----------($10.00) Dollars, cash in hand paid by Grantee(s) and other good and valuable consideration accepted as cash the receipt and sufficiency of which are hereby acknowledged.

Thomas R. Lipscomb and wife, Dorothy J. Lipscomb

have this day bargained and sold, and do hereby transfer and convey unto the said James L. Brown and wife, Lisa B. Brown

the Grantees herein, their (successors), heirs and assigns, certain real estate in DAVIDSON County Tennessee, as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

STATE OF Tennessee
COUNTY OF Davidson

} The actual consideration or value which ever is greater, for this transfer is $ 30,000.00

Subscribed and sworn to before me, this the 19TH day of JULY, 19 96

Affiant

My Commission Expires: 11/10/97 [Affix Seal]

Notary Public Linda V. Jones

unimproved (X) This is improved ( ) property known as Brick Church Pike,

[House Number] [Street] [P.O. Address] [City or Town]

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenants that we are lawfully seized and possessed of real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, out heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 17TH day of JULY, 19 96, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Thomas R. Lipscomb

Dorothy J. Lipscomb

STATE OF Tennessee
COUNTY OF Davidson

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Personally appeared before me Linda V. Jones, a Notary Public in and for said County and State Thomas R. Lipscomb and wife, Dorothy J. Lipscomb

the within named 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 Davidson COUNTY, Tennessee, this 19TH day of JULY, 19 96.

Linda V. Jones
Notary Public

Commission expires 11/10/97

STATE OF
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be _____ of the _____, the within named bargainor, a corporation, and that _____ as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19 _____.

_____
Notary Public

Commission expires _____

THIS INSTRUMENT WAS PREPARED BY:

JOSEPH B. PITT, JR., ATTORNEY
315 DEADERICK STREET, SUITE 105
NASHVILLE, TN 37238-0105

WARRANTY DEED

FROM

_____

TO

_____

_____

Compliments of
Chicago Title Insurance Company
First Floor - First American Center
Phone 225-4631
NASHVILLE, TENNESSEE 37238

EXHIBIT A

Land situated in Davidson County, Tennessee, being known as Lot Nos. 2 and 3 on the plan of Feller Brown of record in Plat Book 6200, page 928, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

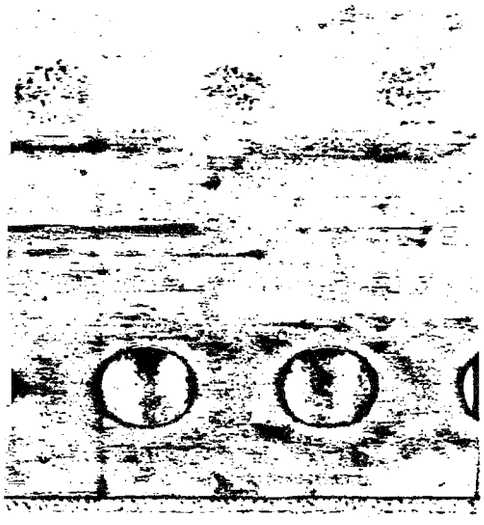
Being the same property conveyed to Thomas R. Lipscomb and wife, Dorothy J. Lipscomb, by deeds of record in Book 8112, page 471, and in Book 8112, page 479, Register's Office for Davidson County, Tennessee.

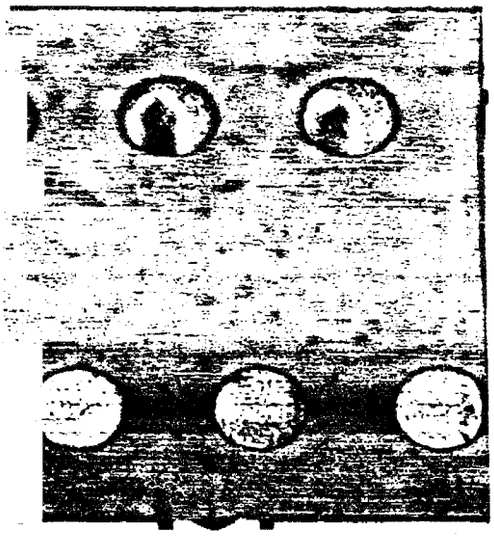
T.R.L.
D.J.L.

0207845
IDENTIF. ↑ REFERENCE

96 JUL 26 PM 2:37
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

2839 07/25 01:01 CHECK 124.0





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

RECEIVED OF _____

FOR _____

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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 30000.00
				CON TX 111.00
				PRFEE 1.00
				WDEED 12.00
				TOTAL 124.00
				CHECK 124.00
			07/26/96	01 14:43 0001 9839

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0207845
IDENTIF. ↑ REFERENCE

96 JUL 26 PM 2:37
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1067448