OWNER:
FRANCIS A. HAWTHORN
377 Willow Dough
Old Hickory, TN. 37138

SEND TAX BILLS TO:
Francis A. Hawthorn
377 Willow Dough
Old Hickory, TN. 37138

Map 64-3 Group B Parcel 140

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds
Attorneys at Law
109 Castle Heights Avenue North
Lebanon, Tennessee 37087

Mail

BOOK 10431 PG 969

D E E D

FOR AND IN CONSIDERATION of the sum of Eighty-Five Thousand and 00/100 Dollars ($85,000.00) cash in hand paid, the receipt of which is hereby acknowledged, we, **CHARLES R. KAELIN, JR. and wife, PATRICIA KAELIN,** have this day bargained and sold and by these presents do hereby transfer and convey unto **FRANCIS A. HAWTHORN and wife, JANICE HAWTHORN,** as tenants by the entirety, their heirs and assigns, forever, the following tract or parcel of land, situated and lying in DAVIDSON County, Tennessee, bound and described as follows, to-wit:

Being Lot No. 112 on the Plan of Phase Ten, Section One, Brandywine Pointe, as of record in Book 9700, page 217, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being part of the same property conveyed to CHARLES R. KAELIN, JR. and wife, PATRICIA KAELIN, by deed from Brandywine Pointe Partners, L.P., dated September 18, 1996, and of record in Book 10197, page 64, Register's Office for Davidson County, Tennessee.

This description is the same as in the prior deed.

THIS IS UNIMPROVED PROPERTY

97 APR 29 AM 9:24
FELIX A. WILSON REGISTER
DAVIDSON COUNTY, TN.

0298847
IDENTIF. & REFERENCE

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto belonging, unto the said **FRANCIS A. HAWTHORN** and wife, **JANICE HAWTHORN,** their heirs and assigns, in fee simple, forever.

WE COVENANT with said Grantees that we are lawfully seized and possessed of said property; that we have a good and lawful right to make this conveyance; that the same is free, clear and

unencumbered, except as noted herein; and that we will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

This conveyance is made subject to any and all visible easements or rights-of-way, any and all matters shown on the plat of record at Plat Book 9700, Page 184, and any and all restrictions, existing roadways, easements and rights-of-way of record.

BOOK 1431 PG 970

POSSESSION to be given with date of deed.

Property taxes for the year 1997 shall be prorated as of the date of this deed.

WITNESS OUR SIGNATURES hereto this 21st day of April, 1997.

CHARLES R. KAELIN, JR.

Patricia Kaelin
PATRICIA KAELIN

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a notary public of the state and county aforesaid, CHARLES R. KAELIN, JR. and wife, PATRICIA KAELIN, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 18th day of April, 1997.

Notary Public

NOTARY PUBLIC AT LARGE WILSON CO. TN

My commission expires: 2/27/99

****

The actual consideration or value, whichever is greater, for this transfer is $85,000.00.

Affiant

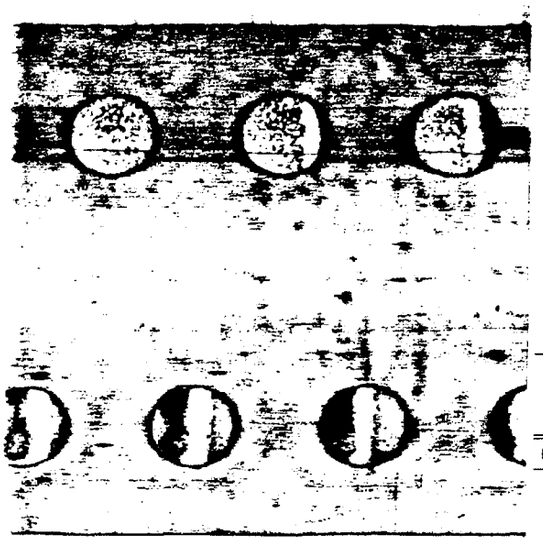
Sworn to and subscribed to before me, this the 21st day of April, 1997.

Notary Public

My commission expires: 11-2-97

NOTARY PUBLIC AT LARGE WILSON CO. TN

04/29/97 0101 03:CHECK 323.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

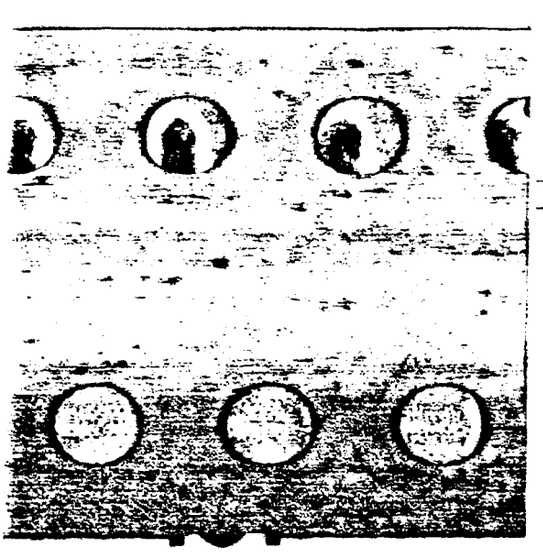
RECEIVED OF _____

FOR _____

BOOK 10431 PG 971

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 85000.00
CON TX 314.50
PRFEE 1.00
WDEED 8.00
TOTAL 323.50
CHECK 323.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/29/97 01 09:25 0001 4419

029884 7
IDENTIF. ↑ REFERENCE

97 APR 29 AM 9:24

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1144521