47

STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 10522 PG 616
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 84,000.00

Kenyatta N. Morgan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
1st DAY OF July 19 97

Notary Public

MY COMMISSION EXPIRES: 11-27-99
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**

CASTLEMAN & ASSOCIATES, INC., 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Kenyatta N. Morgan (NAME) | NationsBanc Mortgage Corporation (NAME) | MAP 41-15 |
| 1228 Westchester Drive (ADDRESS) | P.O. Box 35140 (ADDRESS) | PARCEL 21 |
| Nashville, TN 37207 (CITY) (STATE) (ZIP) | Louisville, Kentucky 40232 (CITY) (STATE) (ZIP) | 12D-41100 |

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, Ronald K. Nevin, Administrator for the Estate of Joseph E. Brown, Deceased

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kenyatta N. Morgan, a single person

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:

LAND in Davidson County, Tennessee, being Lot 167 on the Plan of Bellshire Estates, Section 6, as of record in Book 2133, page 129, Register's Office for Davidson County, Tennessee.

BEGINNING at a point in the westerly margin of Westchester Drive at the corner of Lots Nos. 167 and 168; thence with the line between said lots, westerly 197 feet to a point; thence South 10° 34' West 213.3 feet to the North margin of Bellshire Drive; thence with the margin of the same, easterly 172 feet to the beginning of a curve; thence around said curve, northwesterly 39.3 feet to the west margin of Westchester Drive; thence with the margin of the same, northerly 188 feet to the point of beginning.

BEING the same property conveyed to Joseph E. Brown and wife, Jessie M. Brown by deed from Dan C. Denton, Jr. and wife, Sherry Lynn Denton, of record in Book 7235, Page 614, Register's Office for said County.
The said Jessie M. Brown having predeceased Joseph E. Brown. The said Joseph E. Brown having died testate, and by the Last Will and Testament of Joseph E. Brown of record in Will Book 206, page 526, property was devised as follows: One-Third to Judy Killingsworth, One-Third to Douglas Brown; and One-Third to the children of Donald Brown, Michael Brown and Donna Brown (also known as Donna Brown Frye), in equal parts. As per a court order Ronald K. Nevin, Attorney was appointed Trustee for the Estate of Joseph E. Brown.

unimproved ( )
This is improved ( X ) property, known as 1228 Westchester Drive, Nashville, TN 37207
(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 1st day of July 19 97

Ronald K. Nevin, Administrator

BOOK 10522 PG 617

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 Ronald K. Nevin, Administrator

the bargainor _____, 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 Goodlettsville, Tennessee, this 1st day of July, 19 97.

Commission expires 11-27-99

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public



0324298
IDENTIF. → REFERENCE
97 JUL -9 AM 9:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.
2255 07/09 0101 03CHECK 319.00

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

RECEIVED OF _____

FOR _____

BOOK 10522 PG 618

| | | |
|---|---|---|
| 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 84000.00
CON TX 310.80
PRFEE 1.00
WDEED 8.00
TOTAL 319.80
CHECK 319.80

07/09/97 01 09:21 0001 2255

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

0324298
IDENTIF. ↑ REFERENCE

97 JUL -9 AM 9:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 1172011