PLEASE RETURN TO:
AMERICAN ESCROW COMPANY
105 HAZEL PATH P.O. BOX 1733
HENDERSONVILLE, TN 37077

BOOK 10534 PG 878

STATE OF TENNESSEE
COUNTY OF Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 325,000.00

Jackson K Brown
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF June, 1997

Notary Public R. J. Shelton

MY COMMISSION EXPIRES September 25, 1999

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
AMERICAN ESCROW COMPANY, 105 Hazel Path, P.O. Box 1733, Hendersonville, TN 37077
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE: SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Jackson K. Brown	New Owner	54-13-2
(NAME) 205 Rolling Mill Road	(NAME)	
(STREET ADDRESS OR ROUTE NUMBER) Old Hickory, TN 37138	(STREET ADDRESS)	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	

FOR AND IN 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, Wesley R. Combs, Co-Executor & Marian Combs Brown, Co-Executrix of the Estate of Josephine G. Combs, Deceased

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jackson K. Brown, unmarried & Linda S. Morris, as joint tenants with rights of survivorship, with the remainder to the survivor in fee,
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 the 4th Civil District of Davidson County, Tennessee, being Lot Number 59 on the Plan of Brandywine Farms, Section Two of record in Plat Book 3700, Page 28, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Wesley S. Combs and wife, Josephine G. Combs by Deed of record in Book 3939, Page 611, Register's Office for Davidson County, Tennessee.

Wesley S. Combs having predeceased his spouse Josephine G. Combs. The said Josephine G. Combs having since died on October 12, 1996 in Davidson County, Tennessee.

The said Josephine G. Combs having been one in the same person as Josephine Elizabeth Combs.

This conveyance is subject to all restrictions and easements of record.

97 JUL 18 PM 1:42
REGISTER'S OFFICE
DAVIDSON COUNTY, TN

IDENTIF. & REFERENCE 0327867

This is improved XX / unimproved property, known as 205 Rolling Mill Road (House Number) (Street) Old Hickory, TN 37138 (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 our hand s this 30th day of June , 1997

CO-EXECUTOR

Wesley R. Combs, Co-Executor

STATE OF TENNESSEE
County of Sumner

Personally appeared before me,
Wesley R. Combs, Co-Executor and Marian Combs Brown, Co-Executrix
with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of June, 19 97

Commission expires September 25, 1999

K. J. Shelton Notary Public

STATE OF TENNESSEE
County of Sumner

Personally appeared before me, Wesley R. Combs in his capacity as Co-Executor & Marian Combs Brown in her capacity as Co-Executirx of the estate of Josephine G. Combs, Deceased
with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Co-Executor/Co-Executirx of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 30th day of June, 19 97

Commission expires September 25, 1999

K. J. Shelton Notary Public

K. J. SHELTON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

9235 07/18 0101 03:11:30

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

RECEIVED OF _____

FOR _____

BOOK 10534 PG 880

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

CRMT 325000.00
CON TX 1202.50
PRFEE 1.00
WDEED 8.00
TOTAL 1211.50
CHECK 1211.50
07/18/97 01 13:42 0001 6275

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0327867
IDENTIF. ↑ REFERENCE

97 JUL 18 PM 1:42

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 1175940