BOOK 10700 PG 131

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 238,950.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
26th DAY OF November 19 97

Notary Public

MY COMMISSION EXPIRES: 3/24/10
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

**THIS INSTRUMENT WAS PREPARED BY**
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Timothy C. Brown (NAME) | NationsBanc Mortgage Corporation (NAME) | 160-04-169 |
| 5210 Pritchett Drive (ADDRESS) | 2059 Northlake Parkway (ADDRESS) | 6DU-38254 |
| Nashville, TN 37220 (CITY) (STATE) (ZIP) | Tucker, GA 30084 (CITY) (STATE) (ZIP) | |

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, Wendell S. Cooke and wife, Jo Ann Cooke

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timothy C. Brown and wife, Mary B. Brown

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, TN, BEING Lot No. 51 on the Plan of Brentview Hill, Section VII, of record in Plat Book 4175, page 89, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Wendell S. Cooke and wife, Jo Ann Cooke, by deed from Dunn & Dunn Construction Company, of record in Book 4711, Page 149, Register's Office for Davidson County, TN.

This conveyance is subject to the following: All matters appearing on the Plan of record in Plat Book 4175, page 89; restrictions of record in Book 4404, page 813; all of record in the Register's Office for Davidson County, Tennessee.

97 DEC -1 AM 9:10
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

IDENTIFICATION REFERENCE 0374329

unimproved ( )
is is improved (X) property, known as 5210 Pritchett Drive, Nashville, TN 37220
(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 our hand s this 26th day of November 19 97

Wendell S. Cooke

Wendell S. Cooke

Jo Ann Cooke

Jo Ann Cooke

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 10700 PG 132

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Wendell S. Cooke and wife, Jo Ann Cooke

the 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 Brentwood, Tennessee, this 26th day of November, 1997.

Commission expires 3-27-99

NOTARY PUBLIC AT LARGE, DAVIDSON COUNTY, TENNESSEE

Notary Public

My Commission Expires March 27, 1999

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

# WARRANTY DEED

## FROM

Wendell S. Cooke and wife, Jo Ann Cooke

## TO

Timothy C. Brown and wife, Mary B. Brown

## RETURN TO:


**GREGORY S. PERRONE**
**ATTORNEY - AT - LAW**
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027


4814 12/01 0101 025E03 885-72

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

RECEIVED OF _____

FOR _____

BOOK 10700 PG 133

| | | |
|---|---|---|
| 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
236950.00
CON TX 876.72
PRFEE 1.00
WDEED 8.00
TOTAL 885.72

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 885.72

12/01/97 01 09:10 0001 4819

0374329
IDENTIF. # REFERENCE

97 DEC -1 AM 9:10

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1225656