0376726

IDENTIF. & REFERENCE

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (sk) Title No: 39444
Dav. Co. File: Box 8

97 DEC -4 PM 1:48

FELIX P. ... REGISTER
DAV... CO. TN.

BOOK 10709 PG 306

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
George Anderson Hays 1052 Beechtree Lane Brentwood, TN 37027	Castle Mortgage Corporation P.O. Box 12785 Birmingham, AL 35202-6785

TAX MAP-PARCEL NUMBERS: 171-08-A-41

WARRANTY DEED

7373 12/04 0101 03CHECK 952.50

FOR AND IN CONSIDERATION of the sum of **$ 255,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **John H. Brownlee and spouse, Sandra Brownlee,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **George Anderson Hays,** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 41 on the Plan of Cottonport Plantation, Phase II of record in Plat Book 6900, Pages 950 and 951, Register's Office for said County.

SAID Lot No. 41 fronts 90.00 feet on the northwesterly margin of Beech Tree Lane and extends back 130.34 feet on the southwesterly line and 127.70 feet on the northeasterly line to a dead line in the rear, measuring 90.04 feet thereon.

BEING the same property conveyed to John H. Brownlee and spouse, Sandra Brownlee by deed from John F. Greene and spouse, Susan Greene of record in Book 10514, Page 26, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 7430, Page 784, Book 7897, Page 576, Book 7565, Page 57, Book 7637, Page 925, Book 7824, Page 254, Book 8313, Page 932, said Register's Office, and to the matters set forth in the referenced Plan of record.

This conveyance is subject to a Storm Water Detention Agreement of record in Book 7350, Page 137, said Register's Office.

This is improved property, known as: 1052 Beechtree Lane, Brentwood, TN 37027

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 3rd day of December, 1997.

John H. Brownlee

Sandra Brownlee

BOOK 10709 PG 307

State of Tennessee
County of Davidson

On this 3rd day of December, 1997, before me the undersigned authority, personally appeared **John H. Brownlee** and **Sandra Brownlee**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 255,000.00

Affiant

Sworn and subscribed before me on the 3rd day of December, 1997.

My Commission Expires:

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 9/18/99

Notary Public

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 10709 PG 308

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

CHRT
250000.00
CON TX 943.50
PRFEE 1.00
[illegible] 1.00
[illegible] 943.50
CHECK 943.50
12/04/97 01 13:52 0001 7973

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0376726
IDENTIFICATION REFERENCE

97 DEC -4 PM 1:19
REGISTER
FELIX Z. WILSON
DAVIDSON COUNTY, TN.

No. 1228184