ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Joyce M Brown GEORGE A BROWN	SAME	
(NAME)	(NAME)	
4705 Debra Drive		149-09 24.00
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, TN 37013		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of ----------$10.00---------- ----------TEN---------- DOLLARS

BOOK 10849 PG 635

98 MAR 23 PM 1:45

04154492

MAIL ENV.

I, Bancroft O'Quinn, Jr.

have bargained and sold, and by these presents do transfer and convey unto the said Joyce M Brown ET UX GEORGE A BROWN

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

The following described real estate situate, lying and being in the County of Davidson, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being lot no. 42 on the Plan of Debra Heights, Section 3, of record in Book 41175, Page 6, said Register's Office.

Said Conveyance is made subject to all convenants, easements, restrictions, conditions and rights appearing of record against the above described property; also SUBJECT to any state of facts which an accurate survey of said property would show.

This being the same property conveyed to Bancroft O'Quinn, Jr. from Secretary of Housing and Urban Development herein by deed dated 11/3/97 and recorded 11/5/97 in Deed Book 10673, at Page 241.

unimproved ( )

This is improved (X) property, known as 4705 Debra Drive, Antioch, TN
(House Number) (Street)

(P.O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 19th day of March, 19 98.

Bancroft O'Quinn, Jr.

Bancroft O'Quinn, Jr. by Donya Foster POA

BOOK 10849 PG 636

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 Bancroft O'Quinn, Jr. **BY P.O.A. TONYA LESTER**

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 _____, this 19th day of Nashville, 19 98.

My commission expires 9/18/99 Notary Public _____

STATE OF TENNESSEE

COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ to be the _____ and _____ respectively of _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as _____ and attesting the same by the said _____ as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19_____

Commission expires _____ Notary Public _____

STATE OF TENNESSEE

COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $93,000.00

This is equal to or greater than the property would bring at a full and voluntary sale.

Joyce M. Brown

Sworn to and subscribed before me this 19th day of March, 19 98.

My commission expires 9/18/99 Notary Public _____

A. SAMUEL BARON NOTARY PUBLIC AT LARGE STATE OF TENN.

This instrument was prepared by:

Lowe & Baron Atty. P.C., 405 A Two Mile Pike, Goodlettsville, TN 37072

Name Address

WARRANTY DEED

FROM

TO

9347 03/23 0101 CHECK 353.10

INGRAM AND LOWE
ATTORNEYS AT LAW,
COLONIAL SQUARE
405 TWO MILE PIKE
GOODLETTSVILLE, TENNESSEE 37072

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10849 PG 637

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	93000.00
CON TX	344.10
PRFEE	1.00
WDEED	8.00
TOTAL	353.10
CHECK	353.10

03/23/98 01 13:44 0001 9347

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04154.92
IDENTIF. & REFERENCE

98 MAR 23 PM 1:45

No. 1269684