After Recording Return To:
Title Enterprises, Inc.
3354 Perimeter Hill, #114
Nashville, TN 37211

BOOK 10551 PG 824

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten and 00/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **JAMES G. JARRETT AND WIFE, ~~OPAL~~ OPRA JARRETT**, herein after referred to as "Grantor", has this day bargained and sold and does hereby transfer and convey unto **EFREN VASHON BROOKS, A SINGLE PERSON**, hereinafter referred to as "Grantees") their heirs and assigns, forever, that certain parcel of real estate located in **DAVIDSON County, State of Tennessee,** and being described as follows, to-wit:

09

SEE EXHIBIT 'A' ATTACHED HERETO AND MADE APART HEREOF:

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenants with the said Grantees that he is lawfully seized and possessed of said parcel of real estate, and that he has a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenants and binds himself, his heirs and assigns, to forever warrant and defend the title to said real estate to the Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

Witness my hand this 20th **day of** March, **19**98.

JAMES G. JARRETT

Opra Jarrett

0909 03/26 0101 03CHECK 268.30

04 16935
IDENTIFICATION REFERENCE

98 MAR 26 AM 9:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **JAMES G. JARRETT,*** the within named bargainor, to me personally known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument and acknowledged that they executed the same as his free act and deed for the purposes therein contained. * And Opra Jarrett

Witness my hand and official seal this 20th day of March, 1998

Notary Public
My Commission Expires: 02/22/2000

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $69,000.00,

Affiant

Subscribed and sworn to before me this 20th day of March, 1998

Notary Public
My Commission Expires: 02/22/2000

NOTARY PUBLIC AT LARGE CUMBERLAND COUNTY, TENNESSEE

THIS INSTRUMENT PREPARED BY:

Title Enterprises, Inc.
3354 Perimeter Hill , # 114
Nashville, Tennessee 37211

MAP AND PARCEL NUMBERS: Map 058, Group11, Parcel 225.00

ADDRESS NEW OWNER:

EFREN VASHON BROOKS
522 Phipps Drive
Nashville, TN 37218

SEND TAX BILLS TO:

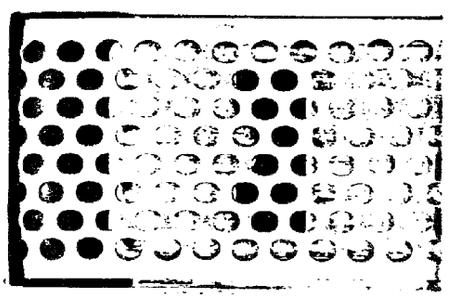
Same

Exhibit "A" BOOK 10854 PG 826

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 128-B, on the plan of Zone Lot Division, Lots Nos. 128, 129 and 130, Royal Hills, Section I, of record in Plat Book 4675, page 73, as amended in Plat Book 6900, page 1, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to James G. Jarrett by Warranty Deed from Deborah L. Johnson, unmarried, dated December ___, 1997 and recorded December 16, 1997, in Book 10722, page 50, Register's Office for Davidson County, Tennessee.



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

RECEIVED OF _____

FOR _____

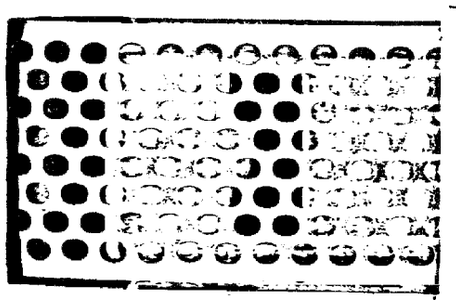
BOOK 10854 PG 827

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	69000.00
CON TX	255.30
PRFEE	1.00
WDEED	12.00
TOTAL	268.30
CHECK	268.30

03/26/98 01 09:27:20001 0909
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



04 16935
IDENTIF. # REFERENCE

98 MAR 26 AM 9:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1271201