OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

BOOK 10888 PG 566

STATE OF TENNESSEE)
COUNTY OF)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,800

D E Brown
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 29th DAY OF December, 1997

Jessie Sheppard
NOTARY PUBLIC

My Commission expires: 11-25-98

DAVIDSON COUNTY, LARGE

THIS INSTRUMENT PREPARED BY

Spiller Campbell, Jr., Atty., 504 Stahlman Bldg., 211 Union St., Nashville, Tn. 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Ed Brown Builders, Inc., (NAME)	Same as to the left (NAME)	Map 82-04
820 West Greenwood Ave., (ADDRESS)	(ADDRESS)	Parcel 173
Nashville, Tenn. 37206 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	Tax Books 27 W 22925

Mail

Warranty Deed

For and in Consideration of the sum of $ 5.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we,

D. Edward Brown,

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

Ed Brown Builders, Inc., a Tennessee Corporation,

hereinafter called the **GRANTEE**, its successors, representatives and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: to-wit:

Being Lot No. 51 on the Map of Thornby Place, as of record in Book 332, Page 3 of the Register's Office for said County.

Said Lot No. 51 fronts 50 feet on the South side of Edgar Avenue, now West Greenwood Avenue, and runs back between parallel lines 145 feet to an alley.

Being the same property conveyed to D. Edward Brown by deed from Percy W. Edmondson, Jr., and wife, Helen D. Edmondson, of record in Book 9766, Page 47, Register's Office for said County.

Irene A. Brown, the wife of D. Edward Brown, joins in executing this deed for the sole purpose of conveying all interests and title she may have in said realty as a consequence of any marital rights and interest she may have.

4738 01/16 0101 03CHECK 111.86

unimproved ( )
This is improved (X) property, known as 820 West Greenwood Ave., Nashville, Tennessee 37206
(House Number) (Street) (City) (State) (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 GRANTEE, its successors, representatives and assigns, forever. We do covenant with said GRANTEE 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEE, its successors, representatives 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 hands this 29th day of December, 1997.

D. Ed Brown

Irene A. Brown

INDIVIDUAL ACKNOWLEDGMENTS:

BOOK 10888 PG 567

STATE OF TENNESSEE }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named D. Edward Brown and wife, Irene A. Brown, _____, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this 29th day of December, 19 97.

My Commission expires:
11-27-99

James S. Garney
Notary Public

STATE OF TENNESSEE }
County of }

JAMES S. GARNEY NOTARY PUBLIC DAVIDSON COUNTY, TN

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this ____ day of _____, 19___.

My Commission expires:

_____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this ____ day of _____, 19___.

My Commission expires:

_____
Notary Public

FILED FOR RECORD & REFERENCE
98 APR 16 AM 10:03
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.
04261143

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this ____ day of _____, 19___.

My Commission expires:

_____
Notary Public

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 10888 PG 568

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	27800.00
			CON TX	102.86
			PRFEE	1.00
			WDEED	8.00
			TOTAL	111.86
			CHECK	111.86
04/16/98	01		10:04 0001	4738

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0426143
IDENTIFICATION REFERENCE

98 APR 16 AM 10:03

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1280890