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BOX 25-B

THIS INSTRUMENT PREPARED BY:
Robert F. Spann, Attorney
First American Center, Suite 1545
315 Deaderick Street
Nashville, TN 37238-1545

WARRANTY DEED

State of Tennessee)
County of Davidson)

The actual consideration of value, whichever is greater, for this transfer is $36,500.00.

Affiant

Sworn to and subscribed before me this 28 day of August, 1998

NOTARY PUBLIC

My Commission Expires: 7-22-2001

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.
98 SEP -1 AM 9:23

IDENTIFICATION REFERENCE
0482024

ADDRESS - NEW OWNER	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
Will V. Braswell, etux	Same	Map 75-6-A
3037 St. Johns Drive		Parcel 69
Murfreesboro, TN 37129		

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Linda G. Cato Brainerd**, hereinafter called "Grantor", has bargained and sold, and by these presents does transfer and convey unto **Will V. Braswell and wife, Joyce W. Braswell**, hereinafter called "Grantee", their heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit A of Lot 35 of Phase 4 of Hermitage Villa Condominiums as shown by the Master Deed and By Laws of Hermitage Villa Condominiums, of record in Book 6623, page 595, Register's Office for Davidson County, Tennessee, to which plat reference is here made for a more complete and definite description of said unit, together with an undivided interest in the common elements for Hermitage Villa Condominiums, appurtenant to said unit as defined in the said Master Deed and By Laws for Hermitage Villa Condominiums.

Being the same property conveyed to Linda G. Cato, by deed from Robert L. Whitaker, Jr., of record in Book 8427, page 238, said Register's Office.

It is understood and agreed that Linda G. Cato Brainerd and Linda G. Cato are one in the same persons.

The above-described property is not the place of usual residence of Grantor, herein.

This is improved property known as 4237 Nepal Drive, Hermitage, TN 37076.

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, their heirs and assigns forever; and Grantor does covenant with the said Grantee that we 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 Grantor does further covenant and bind myself, my heirs, assigns and representatives, to warrant and forever defend the title to the said land to the said Grantee, 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 my hand this 28 day of August, 1997.

Linda G. Cato Brainerd
by Wanda F. Combs by POA

Linda G. Cato Brainerd

4534 09/01 0101 03CHECK 146.05

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 28 day of August, 1998. before me personally appeared **Wanda F. Combs**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of **Linda G. Cato Brainerd**, and acknowledged that such person executed the same as the free act and deed of **Linda G. Cato Brainerd.**

Witness my hand and official seal this 28 day of August, 1998.

NOTARY PUBLIC

My Commission Expires 7-27-2000

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

RECEIVED OF _____

FOR _____

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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	36500.00
CON TX	135.05
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	146.05
CHECK	146.05

09/01/98 01 09:24 0001 4534

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

98 SEP -1 AM 9:23

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0482024
IDENTIF. # REFERENCE

No. 1339986