PLEASE RETURN TO:
AMERICAN ESCROW COMPANY
105 HAZEL PATH P.O. BOX 1733
HENDERSONVILLE, TN 37077

BOOK 11096 PAGE 870

STATE OF TENNESSEE
COUNTY OF Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 142,000.00

Geraldine P. Brown
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF August, 1998

W. K. Georgas, Jr.
Notary Public

MY COMMISSION EXPIRES October 18, 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
AMERICAN ESCROW COMPANY, 105 Hazel Path, P.O. Box 1733, Hendersonville, TN 37077

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE: SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Geraldine P. Brown	Suntrust Bank, Nashville, N.A.	53-13-134
(NAME)	(NAME)	
757 Jessica Taylor Drive	P. O. Box 305110	11D 94527
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, TN 37115	Nashville, TN 37230-5110	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Horace Wayne Denton, Jr. and wife, Linda H. Denton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Geraldine P. Brown, unmarried and Karen D. Holmes, a married woman, as joint tenants with rights of survivorship, with the remainder to the survivor, in fee,
HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot Number 84 on the Plan of Kimbolton, Phase 2 of record in Plat Book 6900, Page 792-794, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Horace Wayne Denton, Jr. and wife, Linda H. Denton by Deed of record in Book 9231, Page 93, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions and easements of record.

6185 09/03 0101 03CHECK 536.40

98 SEP -3 AM 8:05
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. + REFERENCE 0483624

This is improved XX unimproved property, known as 757 Jessica Taylor Drive (House Number) (Street) Madison, TN 37115 (P. O. Address) (City or Town) (Postal 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 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. 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 hand s this 31st day of August, 1998

Horace Wayne Denton, Jr.

Linda H. Denton

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STATE OF TENNESSEE
County of Sumner

Personally appeared before me,
Horace Wayne Denton, Jr. and wife, Linda H. Denton
with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 31st day of August, 19 98

Commission expires October 8, 1998

W. K. Georgas, Jr. Notary Public

STATE OF TENNESSEE
County of Sumner

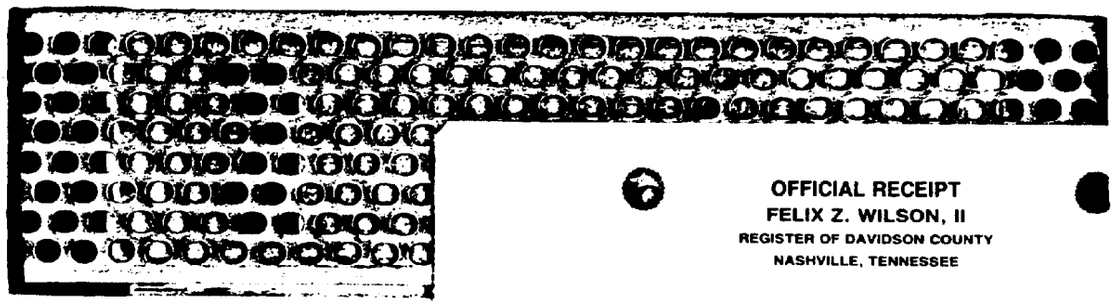
Personally appeared before me,

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the _____ of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 31st day of August 19 98

Commission expires October 8, 1998

W. K. Georgas, Jr. Notary Public



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

RECEIVED OF _____

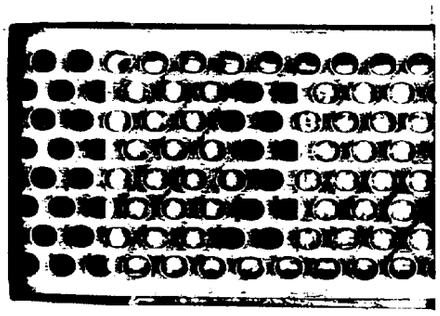
FOR _____

BOOK 11096 PAGE 872

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	
				142000.00
			CON TX	525.40
			PRFEE	1.00
			MDEED	8.00
			CFEE	2.00
			TOTAL	536.40
			CHECK	536.40
09/03/98	01	08:06	0001	6185

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0483624
IDENTIF. ← REFERENCE
'98 SEP -3 AM 8:05
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1341624