FILE NO. 37936

FILE BOX "7"

FORM NO WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICH EVER IS GREATER ~~FOR THIS TRANSFER~~ IS $ 197,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF MAY 19 99

Notary Public

MY COMMISSION EXPIRES: 5/26/02

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

My Commission Expires MAY 26, 2002

BOOK 11502 PG. 789

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DAN ORSBORN et ux	S A M E	104-11-352
(NAME)	(NAME)	
2129 Bernard Avenue		24W 7630
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37212		
(CITY) (STATE) (PO ZIP)	(CITY) (STATE) (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 CAROL ALLYSON REEVES, Unmarried, and JOANIE R. MATNEY BRADY, married, and husband, TERRY E. BRADY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAN ORSBORN and wife, CAROL ORSBORN

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 No. 36 on the plan of St. Bernard Place, of record in Book 161, page 171, Register's Office for said County.

SAID Lot No. 36 fronts 50 feet on the southerly margin of St. Bernard Avenue and extends back 142.02 feet on the easterly line and 141.58 feet on the westerly line to an alley in the rear, measuring 50 feet thereon.

BEING the same property conveyed to Carol Allyson Reeves and Joanie R. Matney, both unmarried, by deed from Sharon Regen, Unmarried, of record in Book 10547, page 365, Register's Office for Davidson County, Tennessee. The said Joanie R. Matney having since married and is now known as Joanie R. Matney Brady. This property has never been the residence of the spouse of Joanie R. Matney Brady and therefore, there is no marital interest in the subject property.

SUBJECT TO all matters of record and as shown on the plan of record in Book 161, page 171; all of the Register's Office of Davidson County, Tennessee.

The said Terry E. Brady, husband of Joanie R. Matney Brady joined in said conveyance.

This is unimproved ( ) improved (X) property, known as 2129 Bernard Avenue, Nashville, Tennessee 37212
(House Number) (Street) (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 hands this 26th day of May, 19 99

X Carol Allyson Reeves
CAROL ALLYSON REEVES

X Joanie R. Matney Brady
JOANIE R. MATNEY BRADY

X Terry E. Brady
TERRY E. BRADY

STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named CAROL ALLYSON REEVES, Unmarried and JOANIE R. MATNEY BRADY, Married et vir Terry E. Brady

the bargainors, with whom I am personally acquainted, (or proved to me on 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 Nashville, Tennessee, this 26th day of May, 1999.

Commission Expires 5/26/02

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

_____

_____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

ALAN D. MAZER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 26 2002

BOOK 11502 PG. 790

WARRANTY DEED

FROM

TO

99 JUN -1 PM 2:18

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

05936 18

23.00 04/01 0101 10/90 CHECK 739.90

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

CAMT
197000.00
CON TX 728.90
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 739.90
CHECK 739.90
06/01/99 01 14:21 0001 3113

0593618
IDENTIFICATION REFERENCE

99 JUN -1 PM 2:18

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

BOOK 11502 PG. 791

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1467653