FORM NO. WD-1

BOOK 11543 PAGE 523

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,000.00

Lucien Dale
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 18 DAY OF MAY 1999

Mildred B. Dale
Notary Public

MY COMMISSION EXPIRES: NOV. 3, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Lucien Dale, Atty (NAME) 121 30th Ave. South Nashville, TN 37212 (ADDRESS)

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Barbara J. Brewster &		MAP 72-11
(NAME) Annie Marie Brewster	(NAME) SAME	PARCEL 448
1702 Litton Ave. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	15DZ-56580
Nashville, TN 37216 (CITY) (STATE) (P.O. 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~~ I Flora G. Brewster (WARF),

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Barbara Jane Brewster & Annie Marie Brewster (mother & daughter)

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:

BEING Lot No. 109 on the plan of Riverside Drive Subdivision, of record in Book 974, Pages 60 and 61, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description. SAID Lot No. 109 fronts 50 feet on the southerly side of Litton Avenue and extends back 150 feet between parallel lines to a dead line measuring 50 feet.

TEM 06/25/99 10:01 03CHECK 196.00

BEING the same property conveyed to William P. Brewster and wife Flora G. Brewster by Warranty Deed of record in Book 5228, Page 941, RODC TENN.

The said William P. Brewster and wife Flora G. Brewster having since divorced and the interest of the husband was transferred by divorce decree of Record in Minute Book 140-C Page 2000, 4th Circuit Court, Davidson County, Tennessee.

The grantees expressly assume responsibility for the mortgage obligationn described in book 5228, page 943, Register's Office for Davidson County, Tenn.

PICK-UP

99 JUN 25 PM 2:20

RECEIVED FOR RECORD AND DULY RECORDED IN OFFICIAL RECORDS AS INSTRUMENT REFERENCE

060498

unimproved ( )
This is improved (X) property, known as 1702 Litton Avenue (House Number) (Street) Nashville, TN 37216 (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 my hand this 18th day of May, 19 99

FLORA G. BREWSTER (WARF)
Flora G. Brewster (Warf)

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, ALBERT LUCIEN DALE, a Notary Public in and for said County and State, the within named Flora G. Brewster, (WARF)

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 18th day of May 19 99

Commission Expires Nov 3 99

Albert Lucien Dale
Notary Public

ALBERT LUCIEN DALE NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

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 _____

WARRANTY DEED

FROM

FLORA G. BREWSTER (WARF)

TO

BARBARA JUNE BREWSTER

AND ANNIE MARIE BREWSTER (TENANTS IN COMMON)

ATTORNEYS TITLE
A Minnesota Title Company

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

OFFICIAL RECEIPT

BILL GARRETT
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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0604098

INSTRUMENT REFERENCE

99 JUN 25 PM 2:20

CAMT 50000.00
CON TX 185.00
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 196.00
CHECK 196.00

06/25/99 03 14:25 0001 4347

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1482842