THIS INSTRUMENT WAS PREPARED BY:
STINNETT & WILKINSON
Attorneys at Law
106 Frey Street
Ashland City, Tennessee 37015

File No. 3885

ADDRESS NEW OWNER(S):
Richard Todd Bradley et ux
5204 Idaho Avenue
Nashville. TN 37209

SEND TAX BILLS TO:
Same

3091 06/28 (101 CGCHECK 251.60

MAP: 103.3
PARCEL: 62
Field Book No. 25W 2120

0604800
IDENTIF. ↑ REFERENCE

'99 JUN 28 PM 2:17
CILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Richard Todd Bradley, William Karl Bradley and Kenneth Wayne Bradley**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **Richard Todd Bradley and wife, Tracy Lynn Bradley**, hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows, to-wit:

> **BEING** part of Block No. 20 in the Realty Savings Bank and Trust Company's revised plan of west extension of Charlotte Park Company's first addition as of record in Book 421, Page 18.
>
> **BEGINNING** at a point on the northerly side of Idaho Avenue, formerly Fifth Avenue, 105 feet West from the northwest corner of said Idaho Avenue, and 52nd Avenue North, formerly 11th Street, running thence westerly with the northerly side of Idaho Avenue, 55 feet, thence at right angles northerly 150 feet to a point 160 feet westerly from the westerly side of 52nd Avenue North: thence easterly and parallel with said Idaho Avenue 55 feet thence southerly and parallel with 52nd Avenue north 150 feet to the point of beginning.
>
> **BEING** the same property conveyed to Billy Joe Bradley and wife, Charlotte M. Bradley, by deed from Bill R. Morrison and wife, Carolyn H. Morrison of record in Book 3769, Page 243, Register's Office for Davidson County, Tennessee. Billy Joe Bradley predeceased Charlotte M. Bradley and she acquired the entire fee as surviving tenant by the entirety. Charlotte M. Bradley died testate and Richard Todd Bradley, Kenneth Wayne Bradley and William Karl Bradley were devised a one-

third interest each in the above described property under her will which is of record in Will Book 217, Page 39, Probate Clerk's Office for Davidson County, Tennessee.

Richard Todd Bradley joins in this conveyance for the purpose of creating a tenancy by the entirety in the entire fee in himself and his wife, Tracy Lynn Bradley.

This is not the principal place of residence of the grantors.

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(s), their heirs and assigns, forever; and we do covenant with the said Grantee(s) 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 Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall be the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this the 18th day of June, 1999.

Richard Todd Bradley
RICHARD TODD BRADLEY

William Karl Bradley
WILLIAM KARL BRADLEY

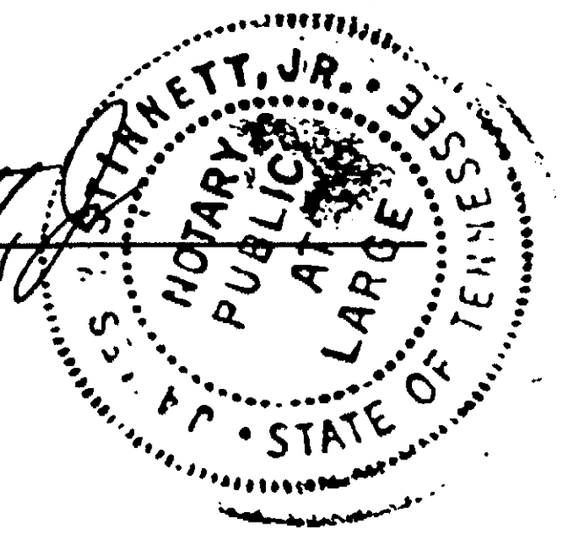
Kenneth Wayne Bradley
KENNETH WAYNE BRADLEY

STATE OF TENNESSEE]
COUNTY OF CHEATHAM]

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **RICHARD TODD BRADLEY, WILLIAM KARL BRADLEY, and KENNETH WAYNE BRADLEY,** 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 Ashland City, Tennessee, this 18th day of June, 1999.

James W. Stinnett, Jr.
Notary Public



My Commission Expires: 4/9/2000

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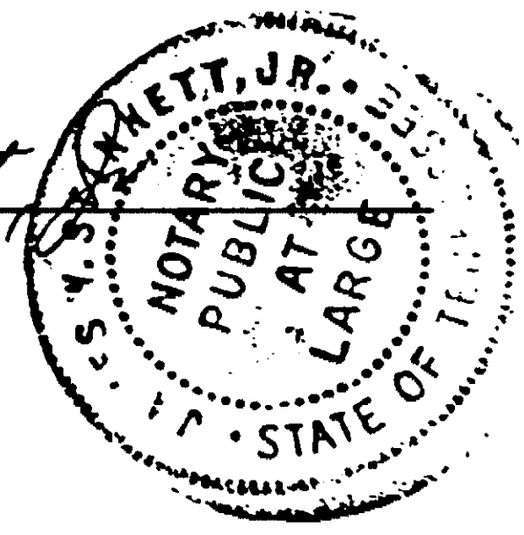
STATE OF TENNESSEE]
COUNTY OF CHEATHAM]

The actual consideration or value, whichever is greater, for this transfer is **$64,000.00.**

Mary Lynn Bradley
Affiant

Sworn to and subscribed before me, this 18th day of June, 1999.

James W. Stinnett, Jr.
Notary Public



My Commission Expires: 4/9/2000

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11545 PAGE 953

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

0604800

IDENTIF. & REFERENCE

99 JUN 28 PM 2:17

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	64000.00
CON TX	236.80
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	251.80
CHECK	251.80

06/28/99 01 14:22 0001 5091

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1483569