Instr:200008070078354 Page: 1 OF 2
REC'D FOR REC 08/07/2000 3:11:22PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $327.45

[Space Above This Line for Recording Data]

WARRANTY DEED

This Indenture made this **1st** day of **August, 2000** between **Adrienne H. Brandon, unmarried,** , GRANTOR, and **Patrick A. Brewer, unmarried** , as GRANTEEs

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

Land in Davidson County, Tennessee, being Lots 48 and 49 on the Plan of Joywood, as shown on the plan of record in Book 974, page 45, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Andrienne H. Brandon, an unmarried woman by Warranty Deed from IndyMac Mortgage Holdings, Inc. of record in Instrument Number 200004040033739, Register's Office for Davidson County, Tennessee.

Subject to all matters of record in Plat Book 974, page 45, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's office for Davidson County, Tennessee.

Improved property known as 1817 Joy Circle, Nashville, Tennessee 37207.

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 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 representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor s hereunto set grantor's hand(s) and seal this **1st** day of **August, 2000.**

Adrienne H. Brandon

Adrienne H. Brandon

County of Davidson

State of Tennessee

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Adrienne H. Brandon, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained. Witness my hand and official seal this 1st day of August, 2000.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

SUSAN MAGNUSON NOTARY PUBLIC AT LARGE MY COMMISSION EXPIRES 10-20-2003 RUTHERFORD COUNTY, TN

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $88500

Affiant

Subscribed and sworn before me this 1st day of August, 2000.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

SUSAN MAGNUSON NOTARY PUBLIC AT LARGE MY COMMISSION EXPIRES 10-20-2003 RUTHERFORD COUNTY, TN

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Prepared by:
Equity Search, Inc.
2323 21st Avenue S., Fifth Floor
Nashville, TN 37212

Address of New Owner
Patrick A. Brewer
1817 Joy Circle
Nashville, Tennessee 37207

Send Tax Bills to:
Prime Mortgage USA, Inc.
7486 Shadeland Station Way
Indianapolis, Indiana 46256

Map & Parcel Number:

Map 71-12 Parcel 40