Davidson County DEEDWARR
Recvd: 01/31/01 14:17 2pgs
Fees:11.00 Taxes:109.15
20010131-0009502

THIS INSTRUMENT PREPARED BY:
Eva M. Lemeh
Lemeh & Associates
2123 Belcourt Avenue
Nashville, TN 37212

WARRANTY DEED

ADDRESS OF NEW OWNER(S):	SEND TAX BILL TO:	MAP & PARCEL NO.
Lisa Brown **126 Braxton Park Lane** **Goodlettsville, TN 37072**	**SAME**	**80-08-251**

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $29,500.00.

Affiant

Subscribed to and sworn before me this 31st day of January, 2001.

Notary Public

My Commission Expires: January 31, 2004

FOR AND IN CONSIDERATION of the sum of Twenty Nine Thousand Five Hundred Dollars ($29,500.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, ALEX W. BONNER, a married man (referred to herein as the "Grantor"), has this day bargained and sold, and does hereby transfer and convey unto LISA B. BROWN, a single person (referred to herein as the "Grantee"), her heirs, legal representatives, successors and assigns, certain real estate located in Davidson County, Tennessee, and described as follows:

> Land in Davidson County, Tennessee, being Lot No. 77 on the Plan of Bordeaux Hills, Section 4, as of record in Book 3600, page 49, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete legal description of said lot.
>
> Being the same property conveyed to Alex W. Bonner by Substitute Trustee's Deed from Arnold M. Weiss, as Substitute Trustee of record as Instrument No. 20010111-0003738, said Register's Office.

This is improved real property known as 3259 Hinkle Drive, Nashville, TN 37218. This is not the primary residence of the Grantor.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belongs, to the Grantee, her heirs, legal representatives, successors and assigns forever. I covenant with the said Grantee that I am lawfully seized and possessed of said real estate in fee simple, have good right to convey it, and that the same is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, her heirs, legal representatives, successors and assigns, against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all gender.

Witness my hand this 31st day of January, 2001.

Alex W Bonner

ALEX W. BONNER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ALEX W. BONNER, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

31st Witness my hand and official seal at office in Nashville, Davidson County, Tennessee, this day of January, 2001.

Notary Public

My Commission Expires: January 31, 2004