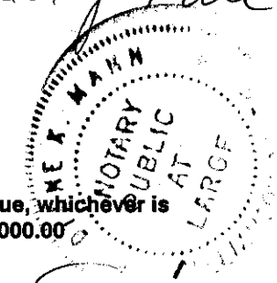
03

Realty Title 48-A



Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $92,000.00

Affiant

Subscribed and sworn to before me, this 10th day of June, 2004.

Notary Public
My commission expires: 03/14/05

Davidson County DEEDWARR
Recvd: 06/15/04 10:30 2pgs
Fees:13.00 Taxes:340.40

20040615-0070517

03-0405-31966

Address of New Owner:	Send Tax Bills to:	Tax Information
Daryl E. Brown	MORTGAGE RESOURCES, INC.	61-15-0-203
1409 Norvel Avenue	404 BNA DRIVE, SUITE 400	
Nashville TN 37216	NASHVILLE, TN 37217	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Horace Raymond Roberson, Jr., unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Daryl E. Brown, hereinafter called the Grantees, their successors 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. 38 and the westerly 1/2 of Lot No. 39 on the Plan of M.N. Young's Inglewood Annex, of record in Book 547, Page 197, Register's Office for said County.

Said Lot No. 38 and 1/2 of Lot No. 39 together front 75 feet on the northerly margin of Norvel Avenue and extend back between parallel lines measuring 150 feet to a dead line in the rear measuring 75 feet thereon.

Being the same property conveyed to Horace R. Roberson, Jr. and wife, Elizabeth S. Roberson by deed from Jane M. Moore, a single person, of record in Book 7035, Page 476, Register's Office for Davidson County, Tennessee. Horace Raymond Roberson, Jr. and Elizabeth Ruth Roberson (aka Elizabeth S. Roberson) were divorced by Final Decree of the Probate Court for Davidson County, Tennessee, Docket No. 89D-2040. Elizabeth Ruth Roberson conveyed her interest in subject property to Horace Raymond Roberson, Jr. by Quitclaim Deeds of record in Book 7951, Page 694 and Book 7964, Page 331, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1409 Norvel Avenue, Nashville, TN 37216

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 10th day of June, 2004.

Horace Raymond Roberson, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Horace Raymond Roberson, Jr., with whom I am personally acquainted, and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 10th day of June, 2004.

Diane K. Mann
State of Tennessee at Large

My Commission expires 03/14/05