WARRANTY DEED

For and in Consideration of the sum of TEN AND NO/100 ***

DOLLARS

and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of the mortgage on the property by the grantee,

We, DONALD C. BURKE and wife, JANE W. BURKE,

have bargained and sold, and by these presents do transfer and convey unto the said JANE W. BURKE, her

heirs 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 part of Lot No. 2 on the Map of the Subdivision of the Bradford & McClure Lands, being a Subdivision of Lots 61, 62 and part of 63 of Brownsville, as of record in Book 21, page 9, Register's Office for said County, said Bradford and McClure Subdivision being unrecorded, and described according to a copy of a survey thereof made by James A. Hamilton, Jr., March 3, 1953, as follows:

Beginning at an iron pin in the center line of Riverside Drive; thence north 86° 30' west 283 feet to an iron pin in a fence line; thence north 11° 07' east 120 feet to an iron pin set 5 feet from the corner of the north side of lot; thence south 86° 30' east 360.45 feet to an iron pin in the center of Riverside Drive; thence with said Drive southwesterly along the center line 151.2 feet, to the point of beginning.

Being the same property conveyed to Donald C. Burke and wife, Jane W. Burke, by deed from L. W. Rickman and wife, Velva Brown Rickman, of record in Book 2139, page 253, said Register's Office.

Included within the above description but excluded from this conveyance is the following property:

Beginning at an iron pin in the centerline of Riverside Drive, corner of the Rickman lot as recorded in Book 664, page 426, R.O.D.C. and the Burke lot as recorded in Book 2139, page 253, thence N-86°30-W 173 feet, 46' to a point, being in the northerly line of the said Burke lot and also the southerly line of said Rickman lot, thence 3-81°-38' E. 175, 00' to a point in the centerline of Riverside Drive,

thence northerly along a centerline 16.25' to the point of beginning--being a triangular piece of property containing approximately 1400 square feet.

Being the same property conveyed to Oscar Dickens and wife, Marie Dickens, by deed from Donald C. Burke and wife, Jane W. Burke, of record in Book 2392, page 63, Register's Office for said County.

There is also conveyed by this instrument the following property:

Beginning at an iron pin in the northerly line of the Burke lot 22' east of the westerly Burke line as recorded in Book 2139, page 253, said pin being also the westerly marker of the Rickman lot, as recorded in Book 644, page 426, R.O.D.C., thence N 11°-07' E 14', thence S 81°-38' E 163.54', to a point in the common line between the said Burke and Rickman property, thence N 86°-30' W 164.99' to the point of beginning, being a triangular piece of property containing approximately 1,150 square feet.

Being the same property conveyed to Donald C. Burke and wife, Jane Burke, by deed from Oscar Dickens and wife, Marie Dickens, of record in Book 2393, page 53, said Register's Office.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jane W. Burke, her heirs and assigns, forever.

And we do covenant with the said Jane W. Burke, 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, except as shown above, and taxes, which are expressly assumed by the grantee, Jane W. Burke.

And we, Donald C. Burke and wife, Jane W. Burke, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Jane W. Burke, her heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this Sept. 14 day of , 1957.

Donald C. Burke

Jane W. Burke

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named Jane W. Burke, one of the

the bargainors, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 14th day of September, 1959.

Nola Walker
Notary Public.

Commission Expires April 16 1963

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Nola Walker, a Notary Public in and for said County and State, the within named Donald C. Burke, one of the

the bargainors, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 14th day of September, 1959.

Nola Walker
Notary Public.

Commission expires April 16, 1963.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged self to be ..... of the ....., the within named bargainor, a corporation, and that he as such ....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .....

Witness my hand and seal, at office in ....., this ..... day of ....., 19.....

.....
Notary Public

Commission expires .....

WARRANTY DEED

FROM Arnold C. Burke et ux

TO Jane W. Burke

47442

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

AUG 24 8 10 AM '64

NOTE BOOK 109 PAGE 264

RECORDING FEE $ 2.25

DEP. REG. C

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S.W. Cor. Third & Union

NASHVILLE, TENNESSEE

225

STATE TAX $ 2.20

PROBATE .50

TOTAL $ 2.70

AUG 24 1964

R. E. WORRALL

COUNTY COURT CLERK

DAVIDSON COUNTY, TENN.

PAID AUG 24 1964