BOOK 4313 PAGE 325

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

HARLEY RICH, ET UX

TO

DANIEL F. BURTON, ET UX

For draftsman's use

This Instrument was prepared by:
DODSON BATSON, Attorney
702 First Amer. Nat'l Bk. Bldg.
Nashville, Tennessee

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. Daniel F.Burton (NAME)	Murphree Mortgage Company (NAME)	Map 104-G
3417 Love Circle (STREET ADDRESS OR ROUTE NUMBER)	226-3rd Avenue North (STREET ADDRESS)	Par. 124
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)
A 31857

IDENTIF. REFERENCE

FEB 27 9 45 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 12,500.00 _____ Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE _____ DAY OF _____ 19 69.

_____ Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

For and in Consideration of the sum of ----------($10.00)----------

Ten Dollars and no/100----------DOLLARS paid in cash by Daniel F.Burton and wife, Patricia M.Burton and other good and valuable considerations, receipt of which is hereby acknowledged, a part of which is that the purchasers have assumed and agreed to pay the balance of a loan to Murphree Mortgage Company in the approximate unpaid balance of $10,200.00,

WE, HARLEY RICH AND WIFE, JEAN RICH

have bargained and sold, and by these presents do transfer and convey unto the said

DANIEL F. BURTON AND WIFE, PATRICIA M. BURTON

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being part of Lot No. 99 on the Plan of Bransford Realty Company's West End Heights Subdivision of record in Book 332, pages 124 and 125, Register's Office for said County, and described according to a survey made by Geo. W.Watkins, Surveyor, dated March 12,1952, as follows:

BEGINNING on the northerly margin of Acklen Avenue, formerly Love Circle, at a point 57 feet west of the corner of Lots 98 and 99, being the southwest corner of the property conveyed to Roy F.Bowling and wife, by deed from Carl Batson and wife, of record in Book 2085, page 293, said Register's Office; thence with the westerly line of said Bowling property North 44°30' East 100 feet to an iron pin; thence North 64°45' East 104 feet to the southwesterly margin of an alley; thence with said alley, North 46°50' West 17.5 feet to the southeasterly corner of the property conveyed to Ethel M.Scoggins by deed from First National Bank of Chattanooga, Tennessee, of record in Book 736, page 366, said Register's Office; thence with Scoggins' southerly line, South 89°West 65 feet to an iron pin; thence South 65° West 190 feet to the northeasterly margin of Acklen Avenue; thence with said Avenue, southeastwardly 98 feet to the beginning.

Being the same property conveyed to Harley Rich and wife, Jean Rich by deed from Ollie M.Welck and wife, of record in Book 4237, page 278, said Register's Office.

Escrow account transferred to Purchasers with assumption of taxes and insurance.

BOOK 4313 PAGE 320

WD-2

This is { unimproved / improved } property, known as 3112 Lealand Circle, Nashville, Davidson (House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Daniel F.Burton and wife, Patricia M.Burton their heirs and assigns, forever.

And we do covenant with the said Daniel F.Burton and wife, Patricia M.Burton 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.

And we, Harley Rich and wife, Jean Rich do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Daniel F.Burton and wife, Patricia M.Burton, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 26 day of Feb., 1969

Harley Rich

Jean Rich

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, HAROLD L. COBB, a Notary Public in and for said County and State, the within named Harley Rich and wife, Jean Rich

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

Witness my hand and official seal at Nashville Tennessee, this 26TH day of FEBRUARY 1969

Harold L. Cobb, Notary Public.

Commission expires My Commission Expires April 26, 1971

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $12,500.00. Affiant Harley Rich

Subscribed and sworn to before me this 27 day of February 1969

Before me, Deputy Register, 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

FEB27'69 CONV 12,500.00
FEB27'69 STAX B* 32.50
FEB27'69 PRTEE B* .50
FEB27'69 WDEED B* 3.00 * 36.00