WARRANTY DEED

BOOK 4358 PAGE 68

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
B. J. Burrow and wife,	Dobson & Johnson, Inc.	Map. 84-14
Carolyn Burrow (NAME)	(NAME)	
233 Barker Road (STREET ADDRESS OR ROUTE NUMBER)	1109 Third National Bank Bldg. (STREET ADDRESS)	Par. 84
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

This instrument was prepared by: David Rutherford, Attorney, Nashville, Tennessee.

FOR AND IN CONSIDERATION of the sum of ($10.00)

- - - - - - - - - - - - - - - - - TEN AND NO/100 - - - - - - - - - - - - - - - - - *Dollars,*

cash in hand paid and other good and valuable considerations, paid by the grantees, the receipt of which is hereby acknowledged, and the assumption by the grantees herein, of an unpaid principal balance of $13,642.09 of an original note dated December 14, 1965, in the amount of $14,450.00, which note is secured by a Deed of Trust executed by Marvin C. Hix and wife, to Albert Wm. Johnson, Trustee, of record in Book 3969, page 837, Register's Office for Davidson County, Tennessee.

We, Marvin C. Hix and wife, Charlotte S. Hix,

have this day bargained and sold, and do hereby transfer and convey unto the said

B. J. Burrow and wife, Carolyn Burrow, their

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being lot No. 36 on the Plan of Walnut Grove, as of record in book 2133, page 87, Register's Office for said County, described as follows:

Beginning at a point in the southerly margin of Theodore Road at the corner of lots 36 and 37; thence with the line between said lots, southerly 138.1 feet to a corner of lot 35; thence with the line between lots 35 and 36, westerly 93 feet to the easterly margin of Barker Road; thence with the margin of the same northerly 117 feet to the beginning of a curve; thence around said curve, northeasterly 39.3 feet to the southerly margin of Theodore Road; thence with the margin of the same easterly 127 feet to the point of beginning.

Being the same property conveyed to Marvin C. Hix and wife, Charlotte S. Hix, by deed from John Robert Evans, Jr., and wife, of record in book 3969, page 835, Register's Office for Davidson County, Tennessee, and the said Marvin C. Hix and M. C. Hix is one and the same person.

This conveyance is made subject to restrictions of record in book 2271, page 541, Register's Office for Davidson County, Tennessee, and ten-foot easement for public utility purposes along southerly line of premises, 40-foot building setback line from Barker Road, 50-foot building setback line from Theodore Road and conditions of owners certificate of record in book 2133, page 87, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $18,900.00

Subscribed and sworn to before me, this the 15 day of August, 19 69.

Affiant

My commission expires: April 15, 1971 (Affix Seal)

Notary Public

This is ( ) unimproved ( ) improved property, known as (House Number) (Street) P. O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

B. J. Burrow and wife, Carolyn Burrow, their

(successors), heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.,* except for the 1969 taxes, which have been pro-rated and assumed by the grantees herein, and same is unencumbered, except as above set out.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*

B. J. Burrow and wife, Carolyn Burrow, their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 13 day of August, 19 69.

M. C. Hix

Charlotte S. Hix

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Archie E. Glen, *a Notary Public in and for said County and State,* Marvin C. Hix and Charlotte S. Hix *the within named bargainor...S, 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* 12 *day of* August, *19* 69.

Archie E. Glen
Notary Public

Commission expires 11/17/70

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

Marvin C. Hix et ux

TO

B. J. Burrow et ux

File: Union Trust Co. box

A 5 1 0 4 8

IDENTIF. REFERENCE

AUG 15 3 56 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

AUG 15 69	CONV	18,900.00			
AUG 15 69	S TAX		A*	49.14	
AUG 15 69	PR FEE		A*	.50	
AUG 15 69	MDEED		A*	3.00	* 52.64

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.--S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE