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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Arthur L. Canzano

and wife, Betty R. Canzano

TO

George M. Burdett

and wife, Joanna Burdett

For draftsman's use

This instrument was prepared by Clyde P. Holland, Law firm Warfield, Entrekin & Jones, Third National Bank Building, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George M. Burdett et ux (NAME)	Kimbrough-Kavanaugh & Assoc. (NAME)	Map 86-2
214 Dodson Chapel Road (STREET ADDRESS OR ROUTE NUMBER)	Parkway Towers (STREET ADDRESS)	Pcl. 46
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)
A 67589

IDENTIF. REFERENCE

FEB 2 1 56 PM '70

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

$ 16,637.81 George M. Burdett
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28 DAY OF January 1970.

Clyde P. Holland
Notary Public

MY COMMISSION EXPIRES: 5-3-70

(AFFIX SEAL)

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

----------($10.00)---------- DOLLARS cash in hand paid by George M. Burdett and wife, Joanna Burdett, Grantees, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and the agreement by the said grantees to assume and agree to pay the unpaid balance of a note dated 11-11-65 in the original amount of $12,200.00 payable to Kimbrough-Kavanaugh & Assoc. and secured by Deed of Trust as of record in Book 3957, page 561; and the agreement by said grantees to assume and agree to pay the unpaid balance of a note dated 7-24-69 in the original amount of $4500.00 payable to Associates Capital and secured by Deed of Trust as of record in Book 4353, page 782.

Arthur L. Canzano and wife, Betty R. Canzano have bargained and sold, and by these presents do transfer and convey unto the said

George M. Burdett and wife, Joanna Burdett

their 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 Lot 78 Plan of Dodson Heights of record in Book 2900, page 113, Register's Office for Davidson County, Tennessee.
SAID Lot 78 fronts 65 feet on the southerly side of Dodson Chapel Road and runs back between lines 165.07 feet on the easterly line and 143.2 feet on the westerly line to a line at the rear measuring 68 feet thereon.
BEING the same property conveyed to Arthur L. Canzano and wife, Betty R. Canzano by deed from Robert G. Charles and wife Virginia B. Charles of record in Book 4089, page 932, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenant contained in instrument of record in Book 3130,page 623, and amended om Book 3161. page 279, RODC, Tennessee and the plan of record in Book 2900,page 113, said Register's Office shows an owner's certificate, a 30 foot minimum building setback line from Dodson Chapel Road and a 20 foot easement for public utility and sewer purposes along the rear line of siad lot with an 8 inch sewer line located therein.

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This is { unimproved / improved (X) } property, known as 214 Dodson Chapel Road, Hermitage, Tennessee
(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 George M. Burdett and wife, Joanna Burdett their heirs and assigns, forever.

And they do ~~not~~ covenant with the said George M. Burdett and wife, Joanna BUrdett that they are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And Arthur L. Canzano and wife, Betty R. Canzano do further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said George M. Burdett and wife Joanna Burdett, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 28 day of January, 1970

Arthur L. Canzano

Betty R. Canzano

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Arthur L. Canzano and wife Betty R. Canzano

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, Tennessee, this 28 day of January, 19 70

Notary Public

Commission expires 5-3-70

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared

FEB-27 CONV 16,637.81
FEB-27 SECTAX 43.16
FEB-27 PRFEE B* .50
FEB-27 WDEED B* 3.00 * 46.66

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 .....