BOOK 4409 PAGE 901

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
DOBSON AND JOHNSON, INC.
11th FLOOR J. C. BRADFORD BLDG.
NASHVILLE, TENNESSEE 37219

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBER
Charles E. Burns, etux (NAME)	Dobson & Johnson, Inc. (NAME)	3D-42089
241 Barker Road (STREET ADDRESS OR ROUTE NUMBER)	1109 J. C. Bradford Building (STREET ADDRESS)	Map 84-14
Nashville, Tennessee 37214 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	Par. 81

M.O.

FOR AND IN CONSIDERATION of the sum of ----------Ten and No/100----------

----------($10.00)---------- *Dollars,*

Cash paid by Charles E. Burns and wife, Joyce Ann Burns and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, William D. Herndon and wife, Evelyn W. Herndon

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

Charles E. Burns and wife, Joyce Ann Burns

their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 33 on the Plan of Walnut Grove Subdivision as of record in Book 2133, page 87, Register's Office for Davidson County, Tennessee.

Said Lot 33 fronts 85 feet on the easterly side of Barker Road and extends back between lines, 156.9 feet on the northerly line and 156 feet on the southerly line to a dead line and measures 66.7 feet thereon.

Being the same property conveyed to William D.Herndon and wife, Evelyn W. Herndon by deed from James E. Ghee and Alfred E. Sanders as of record in Book 2398, page 437, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 15,750.00

Subscribed and sworn to before me, this the 9th day of April, 19 70

Affiant

My commission expires 10/24/70 (Affix Seal)

Notary Public

This is improved ( ) unimproved ( ) 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

Charles E. Burns and wife, Joyce Ann Burns,

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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Charles E. Burns and wife, Joyce Ann Burns,

their

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

Witness our *hand* s *this* 9th *day of* April, *19* 70 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

William D. Herndon

Evelyn W. Herndon

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Barbara Ferguson *, a Notary Public in and for said County and State,* William D. Herndon, and wife, Evelyn W. Herndon

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* 9th *day of* April, *19*70

Barbara Ferguson *Notary Public*

Commission expires 10/24/70

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 .....

APR 10 70	CONV	15,750.00			
APR 10 70	S'TAX		A*	40.82	
APR 10 70	PR'FEE		A*	.50	
APR 10 70	W'DEED		A*	3.00	* 44.32

WARRANTY DEED

FROM

WILLIAM D. HERNDON, ETUX

TO

CHARLES E. BURNS, ETUX

A 74027

IDENTIF. REFERENCE

APR 10 12 19 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company
American Trust Bldg.–S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

Dobson & Johnson, Inc.