BOOK 4450 PAGE 245

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOHN D. BARNES ET UX	SAME	Map 34-4
(NAME) Northside Drive	(NAME)	Par. 19
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tennessee	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

For and in Consideration of the sum of TEN AND NO/100---------- ----------($10.00)---------- *DOLLARS*

cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged,

we, Thomas S. Burnette, Jr. and wife, Mary C. Burnette,

have bargained and sold, and by these presents do transfer and convey unto the said John D. Barnes and wife, Ollie J. Barnes,

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

BEING Lot No. 46, Section Four, North Hills Estates, of record in Book 3842, Page 229, Register's Office for said County, described as follows:

BEGINNING at a poine in the southwesterly margin of Northside Drive, said point being the common front corner of Lots Nos. 45 and 46; thence with the southwesterly margin of Northside Drive N. 54° 32' W, 140 feet to the beginning of a curve having a radius of 25 feet; thence in a southwesterly direction around said curve 39.27 feet to a point in the southeasterly margin of East Hills Drive; thence with the southeasterly margin of East Hills Drive in a southerly direction 245.95 feet; thence S. 51° 28' 10" E., 183.25 feet; thence with the line between Lots Nos. 45 and 46, in a northerly direction 279.50 feet to the point of beginning.

BEING part of the same property conveyed to Thomas S. Burnette, Jr., and wife, Mary C. Burnette, by deed from Thomas S. Burnette, a widower, of record in Book 3808, Page 269, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as Northside Drive, Madison, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John D. Barnes and wife, Ollie J. Barnes, their *heirs and assigns, forever.*

And we *do covenant with the said* John D. Barnes and wife, Ollie J. Barnes *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, Thomas S. Burnette, Jr., and wife, Mary C. Burnette, *do further covenant and bind* ourselves our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Grantees their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 29th *day of* September, *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.*

THIS INSTRUMENT PREPARED BY:
Dennis Wright, Attorney
310 Gallatin Road, South
Madison, Tennessee 37115

Thomas S. Burnette, Jr.
Mary C. Burnette

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* Thomas S. Burnette, Jr. and wife, Mary C. Burnette,

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 Madison, *Tennessee, this* 29th *day of* September, *19*70

Commission expires August 19, 1972

Notary Public

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 .....

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater, for this transfer is $35,000.00.

Affiant John D. Barnes

Subscribed and sworn to before me, this the 29th day of September, 1970.

Notary Public

My Commission Expires: August 19, 1972.

OCT-6	CONV	35,000.00			
OCT-6	STAX		A*	91.00	
OCT-6	PRFEE		A*	.50	
OCT-6	WDEED		A*	3.00	* 94.50

WARRANTY DEED

FROM
THOMAS S. BURNETTE, JR., and wife,
MARY C. BURNETTE
TO
JOHN D. BARNES and wife,
OLLIE J. BARNES

A92242

IDENTIF. REFERENCE

OCT 6 11 30 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
A Division of
Southern Title Insurance Company
P. O. Box 10649
Knoxville, Tennessee

Mail to: Burnette Realty Co.
101 Elmore Ave.
Madison, Tenn. 37115