WARRANTY DEED

BOOK 4469 PAGE 499

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Johnny L. Burns, et ux	Johnny L. Burns	Map. 445
(NAME) 321½ Rayon Drive	(NAME) 321½ Rayon Drive	Par. 60
(STREET ADDRESS OR ROUTE NUMBER) Old Hickory, Tennessee	(STREET ADDRESS) Old Hickory, Tennessee	
(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 by Johnny L. Burns, et ux and other good and valuable considerations the receipt of which is hereby acknowledged,

We, Jesse R. Maggart and wife, Helen R. Maggart,

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

Johnny L. Burns and wife, Ina L. Burns,

(successors), heirs and assigns,

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

Land in Davidson County, Tennessee, located in the 4th Civil District part of the four acre tract shown on the plan of Nashville Industrial Corporation land of record in Book 1023, page 476, Register's Office for Davidson County, Tennessee.

Beginning at a stake at the most westerly corner of said four acre tract in the easterly margin of an alley; running thence along the easterly margin of said alley, north 41° 14' east 315 feet to a stake in the southerly margin of another alley; thence with same south 16° 34' east 112 feet to a stake; thence south 41° 14' west about 310 feet to a stake in the south line of said four acre tract; thence with same north 53° 45' west 112 feet to the beginning.

Being the same property conveyed to Jesse R. Maggart and wife, Helen R. Maggart by deed from Paul Lewis, et ux of record in Book 4389, page 875, Register's Office for said County.

This Instrument Prepared By:
Thomas C. Binkley, Attorney
Court Square Bldg.
300 James Robertson Parkway
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 8,000.00

Subscribed and sworn to before me, this the 11 day of December 1970

Affiant: x Johnny L. Burns

My commission expires: 3 - 3 - 1974 (Affix Seal)

Notary Public: Marion M. Abney

This is unimproved ( ) improved (X) property, known as 321½ Rayon Drive, Old Hickory, Tennessee
(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

Johnny L. Burns and wife, Ina L. 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*

Johnny L. Burns and wife, Ina L. Burns, their

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

Witness our *hand* s *this* 11th *day of* December, 1970, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Jesse R. Maggart

Helen R. Maggart

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, MARVIN M ALMANY, *a Notary Public in and for said County and State,* Jesse R. Maggart and wife, Helen R. Maggart,

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* 11 *day of* December, *19*70.

Marvin M Almany
Notary Public

Commission expires March 3, 1974

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

Jesse R. Maggart, et ux

TO

Johnny L. Burns

and wife,

Ina L. Burns

Return to Johnny L Burns 3212 Raymon Dr. Old Hickory, Tenn

00548

IDENTIF. REFERENCE

DEC 30 11 05 AM '70

FEE 2. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

DEC 30 70	CONV	*8,000.00				
DEC 30 70	S'TAX		A*	20.80		
DEC 30 70	PR'FEE		A*	.50		
DEC 30 70	W'DEED		A*	3.00	*	24.30

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
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NASHVILLE, TENNESSEE