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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,000.00

George A. Burke
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF May 19 71

Notary Public

MY COMMISSION EXPIRES: 2-12-75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
J.J. Foley, Jr., Attorney, 105 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George A. Burke (NAME)	NATIONAL MORTGAGE COMPANY (NAME)	
331 Blackman Road (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	Map 147-5
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (CITY) (STATE) (ZIP)	Par. 216

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Marguerite T. Simmons

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO George A. Burke and wife, Helen Faye Burke

HEREINAFTER CALLED THE GRANTEES, 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 No. 81 on the Plan of Section I, Caldwell Country Estates, of record in Book 2663, pages 68 and 69, Register's Office for said County.

SAID Lot No. 81 fronts 100 feet on the south side of Blackman Road and runs back 209 feet on the west line and 267.5 feet on the east line to a dead line in the rear, on which it measures 116.1 feet.

BEING the same property conveyed to Sam A. Simmons and wife, Marguerite T. Simmons, by deed from Connell E. Horn and wife, Marjorie C. Horn, by deed of reoc rd in Book 2904, page 69, Register's Office for Davidson County, Tennessee. The said Sam A. Simmons and Marguerite T. Simmons, having since divorced and being divested out of Sam A. Simmons and vested in Marguerite T. Simmons, by decree of Fourth Circuit Court, in Boook 4483, page 732, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 331 (House Number) Blackman Road (Street) Nashville, Tennessee (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; and we 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. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 6th day of May, 19 71

Marguerite T. Simmons

Return to:
1020 Stahlman Bldg.
Nashville, Tennessee

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Marguerite T. Simmons

the bargainor s, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 6th day of May 19 71

Commission expires 2-12-75

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__

My commission expires _____

Notary Public

WARRANTY DEED

FROM
MARGUERITE T. SIMMONS

TO
GEORGE A. BURKS, ET UX

B 17202

IDENTIF. REFERENCE

JUN 3 8 40 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUN-3	CONV	25,000.00			
JUN-3	S'TAX		A*	65.00	
JUN-3	PR'FEE		A*	.50	
JUN-3	W'DEED		A*	3.00	* 68.50

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Duck up