BOOK 4900 PAGE 934

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
90-16-59	Mr/Mrs David M.Burns	Mortgage Associates, Inc. P. O. Box 28146 Atlanta, Georgia 30328
FIELD BOOK NUMBER(S) 8DA-30480	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 528 American Road	LOAN OR ACCOUNT NO. 60005998 PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considrations, the receipt of which is hereby acknowledged, and in further consideration of the assumption of and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note, dated January 31, 1972, in the original principal sum of $19,250.00, payable to Mortgage Associates in monthly installments as set out in said note, with interest as set forth therein, and being secured by a deed of trust of record in Book 4573, page 335,

JOHN DAVID ROHLING and wife, LINDA JO ROHLING hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto DAVID M. BURNS and wife, JOYCE M. BURNS

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 82 on the Plan of Charlotte Park, Section I, as of record in Book 2663, page 3.

Said Lot No. 82 fronts 69 feet on the northeasterly side of American Road and runs back 155.1 feet on the northwesterly line and 150 feet on the southeasterly line, to a dead line in the rear on which it measures 62 feet.

Being the same property conveyed to John David Rohling and wife, Linda Jo Rohling, by deed from Macye M. Johnson, as of record in Book 4573, page 333.

This conveyance is made subject to restrictions of record in Book 2638, page 490.

This instrument prepared by Douglas A. Brace, Attorney, 14th Floor, Third National Bank Building, Nashville, Tennessee, upon information furnished by the parties.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, Except as shown above and 1975 taxes which have been prorated and assumed by Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 31st day of March, 19 75

Linda Jo Rohling

John David Rohling

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, Douglas A. Brace, a Notary Public in and for the State and County aforesaid, personally appeared the within named

John David Rohling and wife, Linda Jo Rohling

the 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, the 31st day of March, 1975.

My commission expires: 4/23/78

Notary Public

DOUGLAS A. BRACE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF
COUNTY OF

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires:

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,094.76

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March 19 75

MY COMMISSION EXPIRES: 4/23/78 (AFFIX SEAL)

Notary Public

DOUGLAS A. BRACE NOTARY PUBLIC DAVIDSON COUNTY

C92895

WARRANTY DEED

FROM

JOHN DAVID ROHLING AND WIFE

TO

DAVID M. BURNS AND WIFE

IDENTIF. REFERENCE

APR 3 9 35 AM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
14th Flr 3rd Natl. Bk. Bldg.
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

APR-3 CONV 25,094.76
APR-3 STAX A* 65.26
APR-3 PRTEE A* .50
APR-3 WDEED A* 4.00 * 69.76

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires:

Notary Public