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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 $65,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF August, 1975

Notary Public

MY COMMISSION EXPIRES: 7-24-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Larry L. Westbrook, (NAME) P.O. Box 15324, Nashville, Tennessee 37215 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James L. Lowry et ux (NAME)	Nicol L. Sanderal (NAME)	16DA-30702
1404 Burton Valley Road (STREET ADDRESS OR ROUTE NUMBER)	Union Nat'l (STREET ADDRESS)	~~Map~~ 47 Part
Nashville, Tenn. 37215 (CITY) (STATE) (P. O. ZIP)	Nash Town 37219 (CITY) (STATE) (ZIP)	~~Parcel~~ 131-10 Map

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, H. ROY BERKENSTOCK and wife, MURIEL T. BERKENSTOCK

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES L. LOWRY and wife, SANDRA P. LOWRY

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. 106 on the Plan of Section II, First Addition, Seven Hills, of record in Book 2663, page 51, Register's Office for Davidson County, Tennessee.

SAID Lot No. 106 fronts 150 feet on the north side of Burton Valley Road and extends back 279.3 feet on the west line and 279.25 feet on the east line to a dead line in the rear on which it measures 163.2 feet.

BEING the same property conveyed to H. Roy Berkenstock and wife, Muriel T. Berkenstock, by deed of record in Book 2799, page 433, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1404 Burton Valley Road (House Number) (Street) Nashville, Tennessee 37215 (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 our hands this 26th day of August, 19 75

H. Roy Berkenstock

Muriel T. Berkenstock

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 H. Roy Berkenstock and Muriel T. Berkenstock

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 26th day of August, 1975.

Commission expires 7-24-77

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 (his oath) (their several oaths) acknowledged (himself) (themselves) 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 H. ROY BERKENSTOCK ET UX

TO JAMES L. LOWRY ET UX

D 13429

IDENTIF. REFERENCE

AUG 29 1 41 PM '75

REGISTER
DAVIDSON COUNTY, TENN.

AUG 29 75	CONV	65,000.00		
AUG 29 75	S'TAX		A* 169.00	
AUG 29 75	PR'FEE		A* .50	
AUG 29 75	W'DEED		A* 4.00	* 173.50

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.