Berger & Hay Belle
Lucia Burch Doggrell
1833 Welcome Lane
Nash. Tenn.

This deed prepared by
Henry P. Doggrell
1833 Welcome Ln.
Nashville, Tn.
37216

Map No. 73-9
Parcel Nos. 110-117

WARRANTY DEED

BOOK 4996 PAGE 371

This deed made this 9 day of February, 1976, by John C. Burch of Nashville, Tennessee, hereinafter referred to as Grantor, to Lucia Burch Doggrell, presently of Nashville, Tennessee, hereinafter referred to as Grantee.

Whereas Grantor is seized of the tract of land hereinafter described in fee simple as tenant in common with his niece, Lucia Burch Doggrell, in equal shares;

Now this deed witnesseth that for and in consideration of the sum of Twenty Thousand Dollars ($20,000.00) cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, Grantor conveys to Grantee all of the Grantor's share, estate or interest as tenant in common in the following described real estate situated in Davidson County, Nashville, Tennessee, to wit:

BEING Lots Nos. 340, 342, 343, 344, 345, 346 and the Reserved Tract No. 2, on the Map of Section III, Burchwood Gardens, as of record in Book 2900, page 116, Register's Office for said County, and described together as one tract, as follows:

Beginning at a point in the east margin of Welcome Lane, at a concrete monument, at the northwesterly corner of the Burch Home Tract, shown on said plan, being the southwest corner of Lot No. 340; thence with the east margin of Welcome Lane, northwesterly 76.03 feet to a corner of Lots Nos. 340 and 341; thence with the line between said lots, northeasterly 149.48 feet to a point a corner of Lot No. 342; thence with the line between lots Nos. 341 and 342, northwesterly 137.6 feet to the southeasterly margin of Pinehurst Drive; thence with the margin of said Drive, northeasterly 400 feet to a corner of Lots Nos. 346 and 347; thence with the line between said lots, southeasterly 152 feet to a point a corner of said Reserved Tract; thence with the line between said Reserved Tract and Lot. No. 347, easterly 54.7 feet to a corner of Lot No. 349; thence with the line between said Reserved Tract and the lines of Lots Nos. 349 and 350, southeasterly 91.73 feet to a concrete monument in the line of the Burch Home Tract; thence with the line of said Burch Home Tract, along the line of said Reserved Tract, as follows: North 54 degrees 30' West 93.45 feet to a concrete monument; South 51 degrees 11' West 350.22 feet to a concrete monument; thence with the line of said Burch Home Tract, along the line of Lot. No. 340, as follows: South 20 degrees 15' West 74.9 feet to a point; and South 57 degrees 15' West 159 feet to the point of beginning.

BEING the same property conveyed to John C. Burch and Lucius E. Burch, Jr., by deed from Suburban Properties, Inc., of record in Book 3164, page 463, Register's Office for Davidson County, Tennessee, an undivided one-half interest of which has been subsequently conveyed by Lucius E. Burch, Jr., Grantor, to Lucia Burch Doggrell, Grantee, by deed of record in Book 4982, page 338, Register's Office for Davidson County, Tennessee.

BEING Lot No. 341 on the Plan of Burchwood Gardens, Section III of record in Book 2900, page 116, Register's Office of Davidson County, Tennessee, described as follows:

Beginning at a point in the southeasterly margin of Pinehurst Drive, at the corner of Lots Nos. 341 and 342; thence with the line between said lots southeasterly 137.6 feet to a corner of Lot No. 340; thence with the line between Lots 340 and 341, southwesterly 149.48 feet to a point in the northeasterly margin of Welcome Lane; thence with a margin of the same, northwesterly 108.52 feet to a point at the beginning of a curve; thence around said curve, northeasterly 38.46 feet to a point in the southeasterly margin of Pinehurst Drive; thence with the margin of same, northeasterly 120.57 feet to the beginning.

BEING the same property conveyed to John C. Burch and Lucius E. Burch, Jr., by deed from Mary Stenberg Dickens and L. T. Dickens of record in Book 3183, page 169, Register's Office of Davidson County, Tennessee, an undivided one-half interest of which has been subsequently conveyed by Lucius E. Burch, Jr., Grantor, to Lucia Burch Doggrell, Grantee, by deed of record in Book 4982, page 338, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Book 3131, page 464, Register's Office of Davidson County, and also to the recorded plan of record in Book 2900, page 116, Register's Office for said County, which shows certain easements and set-back lines.

Grantor, for himself and his heirs covenants with Grantee that he is the true and lawful owner as tenant in common of an individual one-half interest in said real estate, and that he will forever warrant and defend the title to the same, to the Grantee and her heirs and assigns, against all persons claiming by, through, or under the Grantor or his heirs.

In testimony whereof the Grantor has herewith set his signature this the day and date first above written.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 20,000.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF Feb. 1976
Deputy Register

John C. Burch
JOHN C. BURCH

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Margaret Ann Ragland, a Notary Public in and for said County and State, the within named JOHN C. BURCH, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 9th day of February, 1976.

Margaret Ann Ragland
Notary Public

My commission expires 7-9-78

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

D 35860

IDENTIF. REFERENCE

FEB 12 10 39 AM '76

REGISTER DAVIDSON COUNTY, TENN.

FEB12	CONV	20,000.00			
FEB12 S'TAX			B*	52.00	
FEB12 PR'FEE			B*	.50	
FEB12	W'DEED		B*	6.00	* 58.50