BOOK 5197 PAGE 151

This instrument was prepared by
[illegible] AND SHORT, Attorneys
[illegible] Square Building
Nashville, Tennessee

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
LARRY J. BURGE and DANIEL T. LEECH et ux	SAME	83-6-102
(NAME: and wife	(NAME	
4902 Inglewood Ct.		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37216		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, including the assumption by the Grantees of the balance due on a Note secured by an Installment Deed of record in Book 4866, page 18, Register's Office for Davidson County, Tennessee, Dollars,

we, James M. Lynch and wife, Sandra D. Lynch,

have this day bargained and sold, and do hereby transfer and convey unto the said Larry J. Burge and Daniel T. Leech and wife, Sara Leech,

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being the westerly 128 feet of Lot No. 60 on the Map of Beaumont Place of record in Book 332, page 38, Register's Office for said County.

Said Part of Lot No. 60 begins at an iron pin in the easterly margin of Chapel Avenue at the common corner of Lots No. 60 and 61 and thence with the line of Lots No. 60 and 61, N 66° 30' W 128 feet to an iron pin; thence S 23° 30' E 50 feet to a stake in the line of Lots 59 and 60, said stake being located S 66° 30' W 64.9 feet from the westerly margin of a 15 foot alley running thence S 66° 30' W 128 feet to a stake in the easterly margin of Chapel Avenue being the common corner of Lots No. 59 and 60; thence with the easterly margin of said Avenue N 23° 30' W 50 feet to the beginning.

Being the same property conveyed to James M. Lynch and wife, Sandra D. Lynch, by deed from Alan C. Jackson and Arthur C. Spain as tenants in common, of record in Book 4951, page 688, Register's Office for Davidson County, Tennessee.

This property is sold and purchased in as is condition.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 10,150.00

Subscribed and sworn to before me, this the 14 day of September 19 77

Affiant Larry J. Burge

My commission expires: Dec. 11 1977 (Affix Seal)

Notary Public Catherine A. Yancey

This is unimproved ( ) improved (X) property, known as 226 Chapel Avenue, Nashville, Tennessee 37206
(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 Larry J. Burge and Daniel P. Leech and wife, Sara Leech, their

(successors), heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have good right to convey it, and that the same is unencumbered, except as of record.

We further covenant and bind ouselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Larry J. Burge and Daniel T. Leech and wife, Sara Leech, their

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

Witness our hand s this 13th day of September, 19 77, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Sandra D. Lynch

James M. Lynch

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* James M. Lynch and wife, Sandra D. Lynch,

*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* 13 *day of* September, 1977

Notary Public

Commission expires Dec. 11, 1977

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 .....

SEP 15 77	CONV	10,150.00			
SEP 15 77	S'TAX		B*	26.26	
SEP 15 77	PR'FEE		B*	.50	
SEP 15 77	W'DEED		B*	4.00	* 30.76

YANCEY REALTY CO.

WARRANTY DEED

FROM
JAMES M. LYNCH and wife,

TO
SANDRA D. LYNCH

TO
LARRY J. BURGE and DANIEL T. LEECH and wife, SARA LEECH

E 2 6 1 7 5

IDENTIF. REFERENCE

SEP 15 1 15 PM '77

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238