BOOK 5207 PAGE 733

77-10-1
FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $28,400.25

Ronald Lee Brooks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF October, 19 77.

Notary Public

MY COMMISSION EXPIRES: 6/7/80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, Attorneys, 908 Fidelity Federal Bldg., Nashville, TN 372[illegible]
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald Lee Brooks (NAME)	The Lomas & Nettleton Company (NAME)	15DZ-17665
1307 Stratford Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 964 (STREET ADDRESS)	
Nashville, TN 37216 (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Virginia 23451 (CITY) (STATE) (ZIP)	

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, ROBERT W. BURNS and wife, ELIZABETH BURNS,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RONALD LEE BROOKS

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 the westerly one-half of Lot No. 259 on the Plan of Inglewood Place of record in Book 332, page 101, Register's Office for Davidson County, Tennessee, described as follows:

SAID westerly one-half of Lot No. 259 fronts 50 feet on the northerly side of Stratford Avenue and extends back between parallel lines 341.4 feet on the easterly line and 358 feet on the westerly line to a dead line in the rear measuring 50 feet thereon.

BEING the same property conveyed to Robert W. Burns and wife, Elizabeth Burns, by deed from Larry Steven Carter and wife, Pamela L. Carter, of record in Book 5090, page 587, said Register's Office.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights-of-way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantees herein.

As part of the above consideration, the Grantee(s) herein, assume and agree to pay the unpaid balance owing on a certain note, executed by the Grantor(s) herein to The Lomas & Nettleton Company in the original principal amount of $ 25,350.00, of record in Book 5090, page 589, said Register's Office.

This is unimproved {X} improved { } property, known as 1307 Stratford Avenue, Nashville, TN
(House Number) (Street) (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 hand S this 3rd day of October, 19 77

Robert W Burns
ROBERT W. BURNS

Elizabeth Burns
ELIZABETH BURNS

STATE OF TENNESSEE
Davidson County

BOOK 5207 PAGE 734

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert W. Burns and Elizabeth Burns

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 3rd day of October 1977

Commission expires 6/7/80

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

FILE IN BOX 4

WARRANTY DEED

FROM
ROBERT W. BURNS and wife,
ELIZABETH BURNS

TO
RONALD LEE BROOKS

E 30545

IDENTIF. REFERENCE

OCT 12 9 17 AM '77

REGISTER

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OCT 12 77	CONV	28,400.25			
OCT 12 77	S'TAX		B*	73.84	
OCT 12 77	PR'FEE		B*	.50	
OCT 12 77	W'DEED		B*	4.00	* 78.34