78-6-58
FORM NO. WD-1

BOOK 5307 PAGE 110

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 30,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF JUNE 1978.

Notary Public

MY COMMISSION EXPIRES: 4/18/80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS, 908 FIDELITY FEDERAL BUILDING, NASHVILLE, TN. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
THOMAS BURNS JR. ETUX (NAME)	THE LOMAS & NETTLETON COMPANY (NAME)	13DA-66950
3229 MEXICO DRIVE (STREET ADDRESS OR ROUTE NUMBER)	P. O. BOX 964 (STREET ADDRESS)	Map: 80-8
NASHVILLE, TENNESSEE 37218 (CITY) (STATE) (P. O. ZIP)	VIRGINIA BEACH, VIRGINIA (CITY) (STATE) (ZIP)	Par: 243

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, JAMES V. FRAME AND WIFE, BRENDA J. FRAME

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THOMAS BURNS JR. AND WIFE, ETHEL L. BURNS

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:

BEING Lot No. 69 on the Plan of Bordeaux Hills, Section 4, of record in Book 3600, page 49, said Register's Office, described as follows:

SAID Lot No. 69 fronts 60 feet on the westerly side of Mexico Drive and extends back 171.65 feet on the northerly line and 179.75 feet on the southerly line to a broken line in the rear measuring 61.43 feet thereon.

BEING the same property conveyed to James V. Frame and wife, Brenda J. Frame, by deed from William Turman Jones and wife, Bonnie Faye Jones, of record in Book 4861, page 462, said Register's Office.

This conveyance is subject to restrictive covenants of record in Book 3765, page 141, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is unimproved ( ) improved (X) property, known as 3229 MEXICO DRIVE (House Number) (Street) NASHVILLE, TENNESSEE 37218 (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 30th day of JUNE, 1978

X James V. Frame
JAMES V. FRAME

X Brenda J. Frame
BRENDA J. FRAME

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES V. FRAME AND WIFE, BRENDA J. FRAME

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 30th day of JUNE 1978

Commission expires 4/18/82

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 NO. [illegible]

WARRANTY DEED

FROM

JAMES V. FRAME AND WIFE,

BRENDA J. FRAME

TO

THOMAS BURNS JR. AND WIFE,

ETHEL L. BURNS

E 74848.

IDENTIF. REFERENCE

JUL 5 10 17 AM '78

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL-5 78	CONV	30,000.00			
JUL-5 78	S'TAX		B*	78.00	
JUL-5 78	PR'FEE		B*	.50	
JUL-5 78	W'DEED		B*	4.00	* 82.50