BOOK 5687 PAGE 838

FORM NO. WD-1

STATE OF ~~TENNESSEE~~ Texas
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $31,000.00

Donna B Park Ballast
Dirk Ballast
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF Dec. 19 80

Silia D. Mirowski
Notary Public

MY COMMISSION EXPIRES: 1-11-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Tom G. Coleman, Jr., Attorney, 9000 E. Church St., Brentwood, Tennessee 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
M. Lee Barrett, Jr. (NAME)	Churchill Mortgage Company (NAME)	Map 75-13
976 Murfreesboro Road (STREET ADDRESS OR ROUTE NUMBER)	5775 - C Peachtree Dunwoody RD. (STREET ADDRESS)	Par 100
Nashville, Tennessee 37217 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30342 (CITY) (STATE) (ZIP)	4D-32274

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, Donna B. Park Ballast and husband, Dirk Ballast

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO M. Lee Barrett, Jr. (UNMARRIED)

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, 311 on the Plan of Hermitage Hills Section IV, as of record in Book 2900, Page 136, Register's Office for said County.

Said Lot fronts 80 feet on the south side of Bonnaside Drive and runs back 204.4 feet on the east line and 196.95 feet on the west line to a dead line in the rear on which it measures 80.27 feet.

Being the same property conveyed to Donna B. Park by deed from Robert Berman and wife, Kay Berman of record in book 4510, Page 938 and by deed from John Kenneth Park of record in book 5678, Page 309, Register's Office for Davidson County, Tennessee.

This instrument is made subject to a Deed of Trust of record in Book Page , said Register's Office, Restrictive covenants of record in Book 3181, Page 587, said Register's Office, the Plan of Record in Book 2900, Page 136, said Register's Office and to all local government planning, building, and zoning regulations.

This is unimproved ( ) improved (X) property, known as 5016 Bonnaside Drive Hermitage, Tennessee
(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 1st day of December, 19 80

Dirk Ballast
Dirk Ballast

Donna B Park Ballast
Donna B. Park Ballast

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named [illegible], the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Austin, Texas, Tennessee, this 1st day of Dec. 1980

Commission expires 1-11-81

Silvia O. Miranda
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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
Dirk Ballast and wife, Donna B.

Park Ballast

TO
M. Leo Barrett, Jr.

G 20857

IDENTIF. REFERENCE

DEC 9 10 34 AM '80

FELIX E. ALSOBROOK, REGISTER
DAVIDSON COUNTY, TENN.

RUSH

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

310 .00- CO
60.00 CO TX
.50 PRFE
6.00 MDE.D
CHECK 57.10-
BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 2 0 8 5 7

T
IDENTIF. REFERENCE

DEC 9 10 34 AM '80

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

No. 796200