WARRANTY DEED

BOOK 5745 PAGE 303

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $62,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF May, 19 81

Notary Public

MY COMMISSION EXPIRES: 10/2/83

THIS INSTRUMENT WAS PREPARED BY: Douglas R. Berry, 907 Two Mile Pky., Goodlettsville, TN 37072

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ALBERT L. BURKE, JR., et ux (NAME)	FEDERAL LAND BANK (NAME)	15
2700 Union Hill Road (STREET ADDRESS OR ROUTE NUMBER)	PO BOX 811 (STREET ADDRESS)	94.3
Joelton, Tn. 37080 (CITY) (STATE) (P. O. ZIP)	GALLATIN TN 37066 (CITY) (STATE) (ZIP)	14D 24980

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, EDWIN L. BEEM and wife, LAURA R. BEEM

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ALBERT L. BURKE, JR. and wife, MARGO BURKE

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 the 14th Civil District of Davidson County, Tennessee, described partly according to a survey made by C. J. Carney, Surveyor, July 11, 1963, and John Kohl, Surveyor, January 8, 1968, as follows:

Beginning at a spike in the center of Union Hill Road at the southeast corner of the property conveyed to Raymond E. Proctor and wife, by deed from Edd Felts and wife, of record in Book 3104, page 9, Register's Office for Davidson County, Tennessee; thence with the center of said road North 50° East 758 feet to a spike and North 43° 30' East 262 feet to a spike; thence North 72° 20' West 380 feet to a pipe; thence North 2° 30' East 62 feet to an elm and pipe; thence North 7° East 229.2 feet to a pipe; thence South 82° West 306 feet, more or less, to the eastern boundary line of the property conveyed to Russell E. Gentry and wife, by deed from Edd E. Felts and wife, of record in Book 3129, page 393, said Register's Office; thence with said Gentry's eastern boundary line and with said Proctor's eastern boundary line South 6° 30' West 1,050 feet, more or less, to the beginning, containing 9 acres, more or less.

Being the same property conveyed to Edwin L. Beem and wife, Laura R. Beem by deed from Carley R. Lewis and wife, Betty Jean Lewis, of record in Book 4492, page 176, Register's Office for Davidson County, Tennessee.

unimproved ( ) This is improved (X) property, known as 2700 Union Hill Road, Joelton, Tennessee 37080
(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 14th day of May, 19 81

Edwin L. Beem
EDWIN L. BEEM

Laura R. Beem
LAURA R. BEEM

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Edwin L. Beem and Laura R. Beem

the bargainors, 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 14th day of May, 1981

Carl E. Coppinger, Notary Public

Commission Expires 10/2/83

STATE OF _____
_____ 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 purpose 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____

_____
Notary Public

My commission expires _____

5769

G 4 1 8 5 0

IDENTIF. REFERENCE

MAY 14 12 25 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
EDWIN L. BEEM, et ux

TO
ALBERT L. BURKE, JR., et ux

DOUGLAS R. BERRY
Attorney At Law
907 Two Mile Pky.
Goodlettsville, TN 37072
(615) 859-4086

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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
			62500.00- CO	
			162.50 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 169.00-	
5769A05/14/81			REL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

64 1850

TENNESSEE REFERENCE

MAY 14 12 25 PM '81

No. 822057