This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5891 PAGE 319

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Wesley K. Ramsay, III, and wife Beth-Ann K. Ramsay	Cameron Brown Company	Map 103-4
(NAME)	(NAME)	
4402 Utah Avenue	P. O. Box 18109	parcel 119
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn. 37209	Raleigh, North Carolina 27619	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100---------- ($10.00) ---------- *Dollars,* cash in hand paid by Wesley K. Ramsay, III, and wife, Beth-Ann K. Ramsay and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Wesley K. Ramsay, III, and wife, Beth-Ann K. Ramsay have assumed and agree to pay the unpaid balance of an original indebtedness in the amount of $44,900.00, secured by deed of trust of record in Book 5741, page 92, Register's Office for Davidson County Tennessee,

I, Paul S. Burd

have this day bargained and sold, and do hereby transfer and convey unto the said Wesley K. Ramsay, III, and wife, Beth-Ann K. Ramsay *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 8 of Block 2 on the Map of a part of Sylvan Park, as of record in Book 332, page 104, Register's Office for said County.

Said Lot No. 8 fronts 50 feet on the northerly side of Utah Avenue, formerly Seventh Avenue, and runs back between parallel lines 160 feet to an alley.

Being the same property conveyed to Paul S. Burd by deed from Elvin R. Hicks and wife, Nelson H. Hicks, of record in Book 5741, page 89, Register's Office for said County.

Grantees herein jointly and severally hereby assume and covenant to perform all the terms and conditions of the obligations set forth in that certain promissory note executed by Paul S. Burd and delivered to First Tennessee Bank N. A. Memphis in the amount of $44,900.00 dollars dated April 16, 1981, and that certain deed of trust, securing said promissory note of even date therewith, upon the property conveyed in the deed, which deed of trust is recorded in Book 5741, page 92, in the Davidson County Register of deeds Office, including, but not limited to, the obligation to repay the debt.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 50,000.00

Affiant

Subscribed and sworn to before me, this the 25th day of May 19 82

Notary Public

My commission expires: 10-20-85
(Affix Seal)

unimproved ( )
This is improved ( ) property, known as 4402 Utah Avenue (House Number) Nashville, Tn. 37209 (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 25th *day of* May 19 82, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Paul S. Burd

Wesley K. Ramsay, III

Beth-Ann K. Ramsay

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 5891 PAGE 320

Personally appeared before me, Doris L. Moran, *a Notary Public in and for said County and State,* Paul S. Burd, unmarried, Wesley K. Ramsay, III, and wife. Beth-Ann K. Ramsay

the within named bargainor....., 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* 25th *day of* May, *19* 82

Doris L. Moran *Notary Public*

Commission expires 10-20-85

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 .....

9639 05/27 159.00- CHECK

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238 246436

WARRANTY DEED

FROM

TO

G. 9 3 2 4 7.

IDENTIF. REFERENCE

MAY 27 3 19 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5891 PAGE 321

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
			59000.00-	CO
			153.40	CO TX
			.50	PRFEE
			6.00	MDEED
			CHECK	159.90-
9639A05/27/82			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.93247

IDENTIF. T REFERENCE

MAY 27 3 19 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 883499