FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,000.00

John F. Berggren
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF NOVEMBER 1983.

Christy Wilkins Green
Notary Public

MY COMMISSION EXPIRES: Nov 1, 1987

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Percy Wilkins, Jr., Attorney
2210 Crestmoor Road - Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John F. Berggren (NAME)	Dominion Bancshares Mortgage Corporation (NAME)	20-22
6318 Lake Louise Road (STREET ADDRESS OR ROUTE NUMBER)	9900 Main Street, Suite 200 (STREET ADDRESS)	14D-47044
Joelton, TN 37080 (CITY) (STATE) (P. O. ZIP)	Fairfax, Virginia 22031 (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, James M. Biggs and wife, Geneva Biggs

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John F. Berggren, 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 the 14th Civil District of Davidson County, Tennessee, described according to a survey made by Hickerson & Smith, Surveyors, August 22, 1965, as follows: BEGINNING at an iron pin in Lake Louise Road, N 36° E 75 feet and N 27° E 32 feet from the northeast corner of the property conveyed to L. R. Ryan and wife, by deed from Bracy L. Ray and wife, of record in Book 2646, page 445, Register's Office for said County; thence with said Lake Louise Road, N 27° E 133 feet to an iron pin; thence N 8° 30' W 86 feet to an iron pin; thence N 35° 31' W 134.6 feet to an iron pin; thence N 51° 15' E 115 feet to an iron pin; thence S 41° 27' E 271 feet to an old iron pin placed by others in the northerly margin of a dirt road; thence with same, S 44° 33' W 140 feet to an iron pin and S 56° 15' W 163.5 feet to the beginning, containing 1 acre, more or less.

BEING the same property conveyed to James M. Biggs and wife, Geneva Biggs by Installment Deed from Lester R. Ryan and wife, Helen L. Ryan of record in Book 4785, page 115, Register's Office for Davidson County, Tennessee.

H 8 8 5 1 1

IDENTIF. REFERENCE

Nov 28 12 04 PM '83

FELIX [illegible] DAVIDSON COUNTY, TN

TAX CHECK

This is unimproved ( ) improved (X) property, known as 6318 Lake Louise Road (House Number) (Street) Joelton, TN 37080 (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 hands this 23rd day of NOVEMBER, 19 83

James M. Biggs

James M. Biggs

Geneva Biggs

Geneva Biggs

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James M. Biggs and wife, Geneva Biggs

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 23rd day of NOVEMBER 19 83

Commission expires Nov 1, 1987

Christy Wilkins Percy
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

WARRANTY DEED

FROM

James M. Biggs

TO

John F. Berggren

Return to: pcb

PERCY WILKINS, JR.
ATTORNEY AT LAW
2210 CRESTMOOR ROAD
P.O. BOX 150157
NASHVILLE, TENNESSEE 37215-0157

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
			36000.00- CAMT.	
			93.60 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 100.10-	
5148A	11/28/83		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H88511

IDENTIF. REFERENCE

NOV 28 12 04 PM '83

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 995892