This instrument prepared by:
Brenda Rhoton
Suite 1401, One Commerce Place
Nashville, Tennessee 37239

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Russell Lee Burns (NAME)	Security Federal Savings & Loan Association (NAME)	160-14-B
5807 Brentwood Trace (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 15917 (STREET ADDRESS)	#103
Brentwood, TN 37207 (CITY) (STATE) (ZIP)	Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	

BOOK 6248 PAGE 166

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ---------- Dollars,

and other good and valuable consideration the receipt of which is hereby acknowledged, including the assumption by the grantees herein of the unpaid balance of a note payable to Tennessee Housing Development Agency of record in Book 5634, page 629, Register's Office for Davidson County, Tennessee

Maribeth Leech Burns and Husband, James William Burns

have this day bargained and sold, and do hereby transfer and convey unto the said Russell Lee Burns, unmarried

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Unit No. 5807, in Brentwood Trace Condominiums, a Horizontal Property Regime, located on Old Hickory Boulevard, Brentwood, Davidson County, Tennessee, as shown on the plat of Brentwood Trace Condominiums, recorded in Book 5200, page 219, as revised in Book 5200, page 230, and Book 5200, page 261, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 5524, page 415, amended in Book 5545, page 510, Register's Office for Davidson County, Tennessee, to which reference is here made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, apartments, co-owners and tenants of Brentwood Trace Condominiums, contained in the Master Deed and the By-Laws appended thereto, recorded in Book 5524, page 415, Register's Office for said County, amendment to Master Deed in Book 5545, page 510, and amendment to By-Laws in Book 5537, page 988, said Register's Office, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Maribeth Leech, who has since married James William Burns, by deed from Haury & Smith Contractors, Inc., of record in Book 5634, page 626, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 43,500.00

Subscribed and sworn to before me, this the 8th day of March, 19 84

My commission expires: 1/19/88 (Affix Seal)

Affiant

Notary Public

( ) Unimproved ( ) This is improved X property, known as 5807 Brentwood Trace, Brentwood, Tennessee 37207 (House Number) (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 except for 1984 taxes; Plan in Bk 5200, p. 219, revised in Bk. 5200, p. 230 & Bk. 5200, p. 261; Master Deed in Bk. 5524, p. 415; amended in Bk. 5545, p. 510; By-Laws in Bk. 5537, p. 988

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 8th day of March, 19 84, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Maribeth Leech Burns
Maribeth Leech Burns

James William Burns
James William Burns

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* Maribeth Leech Burns and James William Burns

the within named 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 8th *day of* March *, 19* 84.

Notary Public

Commission expires 1/19/88

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 .....

I 0 8 4 3 9

IDENTIF. T REFERENCE

MAR 13 4 03 PM '84

FELIX R. WILSON II REGISTER
DAVIDSON COUNTY, TN

9695 03/13 119.60- CHECK

WARRANTY DEED

FROM
Maribeth Leech Burns and
James William Burns
TO
Russell Lee Burns

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

REC

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

43500.00- CAMT.
113.10 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 119.60-
9695A03/13/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

T 0 8 4 3 9

IDENTIF. REFERENCE

MAR 13 4 03 PM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 19711