B 7104

FORM NO. WD-1

This instrument prepared from information furnished by parties.

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$22,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF May 19 84

Notary Public

MY COMMISSION EXPIRES: 4/21/85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37217 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
A. J. Johnson et al	Same	Map 150
%John J. Cook (NAME)	(NAME)	Par. #'s 107 & 110
5061 Marc Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	2D-36550
Nashville, TN 37211 (CITY) (STATE) (P O ZIP)	(CITY) (STATE) (ZIP)	2D-36530

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, Kent Burgess and wife, Billie Burgess

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO A. J. Johnson, John J. Cook and Allen Earps

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, described according to a survey made by Gary R. Cummings, Surveyor, September 24, 1969, as follows:

BEGINNING at the center of Hamilton Church Road, said point being the southwest corner of the property conveyed to John F. Painter, of record in Book 3407, page 219, said Register's Office, thence with the center of said road north 84°50'W 100 feet; thence north 8°45'E 252 feet; thence north 87°00'W 212.5 feet to the easterly margin of an old lane; thence with said old lane, N3°30'E 730.95 feet; thence S87°30'E 133.7 feet; thence S3°00'W 679.8 feet; thence S86°45'E 277 feet; thence S10°00'W 51.9 feet; thence N87°00'W 100 feet; thence S8°45'W 255 feet to the beginning. (Containing 3.21 acres, more or less)

BEING the same property conveyed to Kent Burgess and wife, Billie Burgess by Quitclaim Deed from Albert C. Robertson, Jr., unmarried, in lieu of foreclosure of Deed of Trust of record in Book 5751, page 433, Register's Office for Davidson County, Tennessee.

THIS conveyance subject to such restrictive covenants, easements of record in said Register's Office. ROW To Colonial Pipeline company of record in Book 3570, page 395, and ROW for Hamilton Church Road of record in Book 2544, pages 399, 400 and 403, said Register's Office

TAXES for 1984 have been pro-rated and assumed by Grantees.

This is unimproved (XX) improved ( ) property, known as 3.36 acres±, Hamilton Church Road Antioch, TN 37013
(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 25th day of May, 19 84

Kent Burgess

Billie Burgess

05/30 85 0[illegible]

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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 Kent Burgess and Billie Burgess

the 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 25th day of May 19 84.

Commission expires 4/21/85

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
Kent Burgess and wife,
Billie Burgess

TO
A. J. Johnson, John J. Cook
and Allen Earps

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

I 2 5 2 0 4

IDENTIF. REFERENCE

MAY 30 11 20 AM '84

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

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

22500.00- CAMT.
56.50 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 63.01-
0368A03/30/84 DEL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 25204

IDENTIF. REFERENCE

May 30 11 30 AM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 0039787