ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
John R. Berggren, et al	S. A. M. E	Map 118-7
(NAME)	(NAME)	
430 East Iris Drive		Parcel 218
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37204		BH-3365
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

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For and in consideration of the sum of TEN DOLLARS AND .NO/100 ($10.00) DOLLARS

Cash in hand paid by the hereinafter named grantee(s) and other good and valuable considerations, the receipt of which is hereby acknowledged.

Maurice Howington and wife, Nell Howington have bargained and sold, and by these presents do transfer and convey unto the said John E. Berggren and

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot Number 16 on Block "I" on the Plan of Berry Hill Gardens, as of record in Book 1130, Page 36, Register's Office for said County, described as follows:

BEGINNING on the northeasterly margin of East Iris Drive at the corner of Lots Numbers 16 and 17; thence with the line between said two lots, northeastwardly 220.1 feet; thence south 85^0 37' east 36 feet to a concrete monument; thence south 4^0 22' west 125 feet to the corner of Lots Numbers 15 and 16; thence with the line between said two lots southwestwardly 174.2 feet to the northeasterly margin of East Iris Drive; thence with said Drive; northwestwardly 55 feet to the beginning.

BEING the same property conveyed to Maurice Howington and Wife, Nell Howington, by deed from Louis Sampson and wife, Sylvia P. Sampson of record in Book 5177, Page 696, and by deed from Maurice Howington to Wife, Nell Howington as to a One-half (1/2) interest of record in Book 5979, Page 228, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements and plats of record in the Register's Office for said County.

unimproved ( )
This is improved ( ) property, known as 430 East Iris Drive (House Number) (Street)

Nashville, TN 37204
(P. O. Address) (City or Town) (Zip Code)

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.

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 5th day of June, 19 1984

Maurice Howington

Maurice Howington

Nell Howington

Nell Howington

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, the within named Maurice Howington and wife, Nell Howington

the bargainor (s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 5th day of June 1984, 19____.

My commission expires 7-21-84 Notary Public Rick M Johnson

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ to be the _____ and _____ respectively of _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as _____ and attesting the same by the said _____ as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19__.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 51,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

+ John T. Berggren

Sworn to and subscribed before me this 5th day of June, 19____.

My commission expires 7-21-84 Notary Public Rick M Johnson

This instrument was prepared by:

Rick M. Johnson, 3221 Nolensville Road, Nashville, TN 37211
Name Address

WARRANTY DEED

FROM

TO

IDENTIF. REFERENCE

JUN 6 9 28 AM '84

REGISTER'S OFFICE DAVIDSON COUNTY, TENN.

12716 9

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

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	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			51600.00- CAMT.	
			133.90 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 140.40-	
			2663AD6/06/84 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 2 7 1 6 9

IDENTIF. REFERENCE

JUN 6 9 28 AM '84

FELIX Z. WILSON, JR. REGISTER
DAVIDSON COUNTY, TN

No.0042030