FORM NO. WD-1

BOOK 6373 PAGE 706

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 135,000.00

Austin P. Wallace
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF August 1984

Elizabeth K. Gleaves
Notary Public

MY COMMISSION EXPIRES: Oct. 21, 1984

(AFFIX SEAL)

MAIL TO: THIS INSTRUMENT WAS PREPARED BY
William H. Lassiter, Jr., 24th Floor, L & C Tower, Nashville, Tennessee 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Austin P. Wallace, et al (NAME)	Same (NAME)	6-41
3916 Oxbow Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	10D-21250
Nashville, TN 37207 (CITY) (STATE) (P. O. ZIP)	(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, Chester R. Burns and wife, Ann Christine Burns and Chester Ray Burns and Ann Christine Burns, Trustees

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Austin P. Wallace and Mary E. Wallace as joint tenants with right of survivorship,

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, being the property of Leslie A. Burns as recorded in Book 5157, page 820, Register's Office of Davidson County, Tennessee and described according to a survey by Donald R. Carver dated August 24, 1984, as follows:

BEGINNING at a point in the center of a private road (Happy Valley Road), being a corner between Louis M. Jones & Burns; thence along said road S 33°10'W for 56.10 feet; thence S 04°00'W for 85.82 feet to a point; thence S 15°10'E for 35.70 feet to a point. Thence leaving said road S 71°15'W for 56.10 feet; thence S 48°00'W for 330.00 ft.; thence S 79°15'W for 1065.92 feet to a post; thence N 21°10'13"E for 539.65 feet to a post; thence N 17°04'19"E for 366.45 feet to a post; thence N 41°45'E for 140.25 feet to a post; thence N 69°55'E, 226.35 feet to a post. Thence N 63°00'E, 356.45 feet to a post; thence N 32°59'E, 348.15 feet to a post; thence N 59°55'E, 293.70 feet to a post; thence N 85°00'E, 320.10 feet to a post. Thence S 15°35'W, 435.10 feet to an iron pin; thence S 80°00'E, 322.50 feet to an iron pin; thence S 43°26'W for 426.26 feet to an iron pin; thence S 76°10'W for 100.00 feet to an iron pin; thence S 35°00'W for 210.00 feet to a post; thence S 55°00'E, 40.00 feet to the point of beginning containing 32.89 ± acres.

BEING the same property vested in Chester Ray Burns and Ann Christine Burns and Chester Ray Burns and Ann Christine Burns as Trustees by Last Will and Testament of Leslie Andrew Burns, of record in Will Book 145, page 143, Probate Court Clerk's Office for Davidson County, Tennessee.

The said Ann Christine Burns and Christine Ann Burns are one and the same person.

This is (unimproved) (improved XX) property, known as ____ (House Number) Happy Valley Road (Street) Goodlettsville (P. O. Address) TN (City or Town) 37072 (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 31 day of August, 19 84

Chester R. Burns
Chester R. Burns

Ann Christine Burns
Ann Christine Burns

Chester R. Burns
Chester R. Burns, Trustee

Ann Christine Burns
Ann Christine Burns, Trustee

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Elizabeth K. Leach, a Notary Public in and for said County and State, the within named Chester R. Burns and Ann Christine Burns, individually and as Trustees,

the bargainors, 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 31st day of August, 19 84.

Elizabeth K. Leach Notary Public

Commission Expires October 21, 1984

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

CHESTER R. BURNS and ANN CHRISTINE BURNS, Individually and as Trustees,

TO

AUSTIN P. WALLACE and MARY E. WALLACE

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

7506

09/04 357.50- CHECK
14320

IDENTIF. REFERENCE

SEP 4 1 41 PM '84

FEE/TAX RECORDED & RECEIVED
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 6373 PAGE 708

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

135000.00- CAMT.
351.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 357.50-
7506A09/04/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 4 7 3 2 0

IDENTIF. REFERENCE

SEP 4 1 43 PM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 0066121