STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 54,000.00

Subscribed and sworn to before me, this the 6TH day of November 19 84

My commission expires: 12-12-84
(Affix Seal)

Affiant

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY	
SOUTHEAST TITLE of Tennessee, Inc.	
Realtors Building, 306 Gay Street, Suite 203, Nashville, Tennessee 37201	
ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
DONALD E. BURGNER	DONALD E. BURGNER
1315 VULTEE BLVD (STREET ADDRESS)	P.O Box 171147 (STREET ADDRESS)
NASHVILLE (CITY), TN (STATE) 37217 (ZIP)	NASHVILLE (CITY), TN (STATE) 37217 (ZIP)
MAP NO. 120-2	PARCEL NO. 179.00

mail

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, O. K. BROWNING and wife, ROXANNE BROWNING

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO DONALD E. BURGNER and wife, RITA G. BURGNER

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 1, on the Resubdivision of the northeast corner of Stardust Acres Subdivision as of record in Book 4350, page 188, Register's Office for Davidson County, described as follows:

Beginning at a concrete monument in the easterly margin of a 20 foot alley lying between the aforesaid lot and Lot No. 18 on the said Plan of Stardust Acres Subdivision and being 20 feet south of the southerly margin of Vultee Boulevard; thence along the easterly margin of said alley, southwardly 105.0 feet to a concrete monument, the beginning of a curve to the left having a radius of 25 feet; thence southeastwardly around said curve 39.3 feet to a concrete monument in the northerly margin of a 20 foot alley parallel to Vultee Boulevard; thence along the northerly margin of said alley, eastwardly 55.0 feet to a point; thence northwardly at a right angle, 150.0 feet to a point in the southerly margin of Vultee Boulevard; thence westwardly with the southerly margin of same 60.0 feet to a concrete monument, the beginning of a curve; thence southwestwardly around said curve with a radius of 20 feet, 31.4 feet to the point of beginning.

Being the same property conveyed to O. K. Browning and wife, Roxanne Browning by deed from Mai B. Klein and husband Milton A. Klein, of record in Book 5212, page 548, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1985 and subsequent years and Deed of Trust executed by the Grantors of record in Book 5214 at page 250, Register's Office for Davidson County, Tennessee.

THIS IS un IMPROVED PROPERTY KNOWN AS 1319 Vultee Boulevard, Nashville, TN 37217

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular 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 6th day of November 19 84

O. K. Browning

Roxanne Browning

12/31 146.90 - CHECK

3923

State of Tennessee
County of Davidson

BOOK 6463 PAGE 970

On this 6th day of November, 19 84, before me personally appeared O. K. BROWNING and wife, ROXANNE BROWNING to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:
12-12-84

Burma Greene
Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____
Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

FEE $ 7.50
REGISTER
DAVIDSON COUNTY, TN
Dec 31 3 11 PM '84

IDENTIF. REFERENCE

17396

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

RECEIVED OF _____

FOR _____

BOOK 6463 PAGE 971

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
			54000.00- CAMT.	
			140.40 CSTAX	
			.50 PRFEE	
			6.00 WDECD	
			CHECK	146.90-
9923A	12/31/84		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 7 3 7 9 6

IDENTIF. REFERENCE

Dec 31 3 11 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 97644