BOOK 6565 PG 31

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $73,000.00

Ted A Burkhalter
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF March 1985.

John V. Adams
Notary Public

MY COMMISSION EXPIRES: 11-1-87

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
John V. Adams, Attorney
3813 Cleghorn Ave., Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ted A. Burkhalter (NAME)	SAME (NAME)	Map 83-13
Suite 303, 110 29th Ave. N. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 252
Nashville, TN 37203 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	18W-07385

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, Gary Foltynewicz and wife, Fatima E. Eid and Phil Speer

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ted A. Burkhalter

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 Lot No. 76 on the plan of Payne, Blakemore and Cummings Addition to East Nashville, recorded in Book 57 at page 70 in the Register's Office for said County.

Being part of the property conveyed to Gary Foltynewicz by deed from Speer Properties, Inc., recorded in Book 6502 at page 927 in said Register's Office.

This conveyance is made subject to (a) property taxes for 1985 which have been prorated and for which Grantee will be responsible, (b) the lien of the Installment Deed recorded in Book 5747 at page 23 and rerecorded in Book 5757 at page 120, both in said Register's Office, and (c) the deed of trust recorded in Book 6144 at page 622 in said Register's Office.

Fatima E. Eid joins in the execution of this conveyance only for the purpose of conveying such marital rights as she may have in said property, if any.

Said property is the same property conveyed to Judi Speer by deed from Speer Properties, Inc., recorded in Book 6220 at page 255 in said Register's Office. Said property was divested out of the said Judi Speer and vested in Phil Speer by the Final Decree, a certified copy of which is recorded in Book 6488 at page 196 in said Register's Office. Phil Speer joins in the execution of this deed for the purpose of completing the chain of title to said property.

This is unimproved ( ) improved (X) property, known as 1204 Shelby Avenue, Nashville, Tennessee, 37206
(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 hands this 8th day of March, 1985

Gary Foltynewicz Phil Speer Fatima E. Eid

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Thelma Davis, a Notary Public in and for said County and State, the within named Gary Foltynewicz and wife, Fatima E. Eid

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 8th day of March, 1985.

Commission expires My Commission Expires Jan 13, 1988

Thelma Davis
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

Gary Foltynewicz and wife, Fatima E. Eid

TO

Ted A. Burkhalter

FILED MAR 14 3 00 PM '85
PAT WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIF. REFERENCE

Prepared By:
John V. Adams, Attorney
3813 Cleghorn Ave.
Nashville, TN 37215

$ 7.50

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, John V. Adams, a Notary Public in and for said County and State, the within named Phil Speer, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 8th day of March, 1985.

My commission expires: 11-1-87

John V. Adams
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENN.

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

RECEIVED OF _____

FOR _____ BOOK 6565 PAGE 315

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

73000.00- CAMT.
189.80 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 196.30-
1413A05/24/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J.O. 7.5.7.6

IDENTIF. REFERENCE

MAY 24 9 28 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 138010