FILE BOX 3

FORM No. WD-1

BOOK 6603 PAGE 556

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,146.00

X Eugene Brown
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF July, 19 85

Notary Public

MY COMMISSION EXPIRES: 10-14-88

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON — 1187 VULTEE BOULEVARD — NASHVILLE, TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Eugene Brown	Lincoln Service Corporation 1100 Walnut	MAP 83-14
(NAME)	(NAME)	
310 S. 17th Street	P.O. Box 989	PARCEL 188
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37206	Owensboro, KY 42302-0989	23W-16080
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Larry J. Burge and wife, Dixie D. Burge

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Eugene Brown, unmarried

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.

Being the southerly 37 feet of Lot No. 90 and the northerly 13 feet of Lot No. 91 on the Plan of Edgefield Land Company First Subdivision, as of record in Book No. 57, page 130, of the Register's Office for Davidson County, Tennessee.

The said south part of Lot No. 90 and north part of Lot 91 front together 50 feet on the west side of 17th Street, and run back, between parallel lines, 150 feet to an alley.

Being the same property conveyed to Larry J. Burge by deed from Teresa E. Thompson, Susan E. McGreger and Will Mack McGrerer, hiers-at-law of Martha Louise Gill McGreger, deceased of record in Book 6424, page 202, Register's Office said County.

Dixie D. Burge, wife of Larry J. Burge joins in this conveyance to convey any and all interest he may have in said property including but not limited to his marital interest.

This conveyance is subject to a Deed of Trust executed by Larry J. Burge and wife Dixie D. Burge to Mortgage Trust Company now assigned to Lincoln Services Corporation, dated June 13, 1985, with a approximate unpaid balance of $38,146.00 of record in Book 6582, page 218, which Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transfered to the Grantees.

This is ( ) unimproved (XX) property, known as 310 S. 17th Street, (House Number) (Street) Nashville, TN 37206 (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 heir 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 covey 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 my hand this 3rd day of July, 19 85

Dixie D. Burge by Larry J. Burge Attorney in Fact.
Dixie D. Burge

Larry J. Burge
Larry J. Burge

3524

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 Larry J. Burge

the bargainor ____, with whom I am personally acquainted, and who acknowledged that ~~or proved to me on the basis of satisfactory evidence~~ he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 3rd day of July, 85

Commission expires 10-14-85

Notary Public

STATE OF Tennessee
COUNTY OF Davidson

On this the 3rd day of July, 19 85 before me personally appeared Larry J. Burge, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Dixie D. Burge, and who acknowledged that he executed the same as the free act and deed of the said Dixie D. Burge, by virture of that Power of Attorney, duly executed by the said Dixie D. Burge and appearing of record in Book 6491, page 548, respectively, of the Register's Office for Davidson County, Tennessee.

Witness my hand and official seal at Nashville, this 3rd day of July, 19 85.

My commission expires: 10-14-85

Notary Public

FILE BOX 3

J 1 9 8 1 7

WARRANTY DEED

FROM

Larry J. Burge

TO

Eugene Brown

IDENTIF. REFERENCE

JUL 11 8 31 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RETURN TO:

SOUTHERN ESCROW COMPANY
1187 Vultee Boulevard
Nashville, Tennessee 37217

EDWARD SEDDON
ATTORNEY - AT - LAW
1187 Vultee Boulevard
Nashville, Tennessee 37217

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

44146.00- CAMT.
114.66 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 121.16-
6524A07/11/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

JE 9817

IDENTIF. REFERENCE

JUL 11 8 31 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 152754