B0423

Address New Owner as follows:	Send tax bills to:	Map & Parcel
Ronald A. Warbritton, etux 418 Kinhawk Drive Nashville, Tenn. 37211	Same	Map 187 Parcel 65 5D-20557

WARRANTY DEED

FOR AND IN CONSIDERATION 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, Larry D. Mullins and wife, Marcia G. Mullins, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto the said Ronald A. Warbritton and wife, Linda K. Warbritton, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in the Fifth Civil District of Davidson County, Tennessee being Tract No. 11 of the division of Roberta L. McFarlin property, not of record, and being described according to a survey of J. Bruce Rainey, Surveyor, No. 823, dated August 28, 1981, as follows:

Beginning at an iron pin set on the southerly margin of Burkitt Road (25 feet south of the centerline) and point of beginning being 2150.73 feet easterly from the northeast corner of the Gordon Wheeler land of record in Book 3705, page 85, Register's Office for Davidson County, Tennessee; thence with said margin South 66 degrees 28' 53" East 36.83 feet to an iron pin; thence South 61 degrees 52' 13" East 73.28 feet to an iron pin; thence South 59 degrees 38' 38" East 25.74 feet to an iron pin; thence leaving the margin of said road South 00 degrees 14' 13" West 840.74 feet to an iron pin; thence South 01 degrees 13' 13" West 1304.12 feet to an iron pin in the northerly line of the William Guthrie property of record in Book 4966, page 332, Register's Office for Davidson County, Tennessee, thence along said line North 85 degrees 29' 36" West 45.00 feet to an iron pin; thence North 85 degrees 02' 25" West 133.62 feet to an iron pin; thence North 85 degrees 58' 06" West 96.98 feet to an iron pin; thence leaving Guthrie's line North 05 degrees 01' 42" East 1298.66 feet to an iron pin; thence North 04 degrees 35' 14" East 890.73 feet to the point of beginning, containing 10.04 acres, more or less.

Being the same property conveyed to Larry D. Mullins and wife, Marcia G. Mullins, by deed from Leo E. Harding and wife, Mildred T. Harding, of record in Book 6143, page 771, Register's Office for Davidson County, Tennessee.

This property is conveyed subject to Restrictive Covenants contained in an instrument of record in Book 5798, page 420, said Register's Office.

This property is conveyed subject to all applicable local government planning, building and zoning regulations.

This is unimproved property known as 10.04 acres, Burkitt Road, Antioch, TN

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Ronald A. Warbritton and wife, Linda K. Warbritton, their heirs and assigns forever.

AND GRANTORS COVENANT that they are lawfully seized and possessed of said real estate, in fee simple, that they have a good right to convey it and that the same is unencumbered, unless otherwise herein set out.

AND GRANTORS DO further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

WITNESS our hands on this the 15th day of July, 1985.

Larry D. Mullins

Larry D. Mullins

Marcia G. Mullins

Marcia G. Mullins

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Larry D. Mullins and wife, Marcia G. Mullins, the within named 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 on this the 15th day of July, 1985.

Linda Wolden

NOTARY PUBLIC

My commission expires: 4/17/88.

LINDA WOLDEN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $30,000.00.

Linda K. Warburton

Affiant

Subscribed and sworn to before me this the 15th day of July, 1985.

Linda Wolden

NOTARY PUBLIC

My commission expires: 4/17/88.

LINDA WOLDEN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This instrument was prepared by:
TOM G. COLEMAN, JR., ATTORNEY
Coleman Real Estate Closing Service, Inc.
9000 East Church Street
Brentwood, TN 37027

J 2 1 0 4.7

T IDENTIF. REFERENCE

JUL 16 12 35 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6607 PAGE 162

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			3000.00-	CAPT.
		VD	3000.00	CAPT.
			3000.00-	CAPT.
			78.00	CSTAX.
			.50	PRFEE
			6.00	MDEED
			CHECK	84.50-
		8146A07/16/85	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 2 1 0 4 7

IDENTIF. REFERENCE

JUL 16 12 35 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 154340