THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
George Anthony Hayek	Union Planters National Bank	143-63
405 Valley Trace Dr.		6-A
Nashville, TN 37221	P.O. Box 470	9D-78147
	Memphis, TN 38101	

WARRANTY DEED

BOOK 6610 PAGE 522

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Brenbar Construction Co. hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto George Anthony Hayek and wife, Kimberly August Hayek hereinafter called the Grantee, Grantee's 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. 32 on the plan of Phase Two, Harpeth Trace Estates, of record in Book 5200, pages 556, 557 and 558, Register's Office for said County.

SAID Lot No. 32, which is a corner lot, fronts 52.05 feet on the southwesterly margin of Valley Trace Drive (private) and fronts 92.81 feet on the westerly margin of Harpeth Oaks Court (private), said frontages being joined by a curve having a length of 33.03 feet, and extends back 109.43 feet on the northwesterly line and 98.72 feet on the southwesterly line to a point of intersection.

BEING the same property conveyed to Brenbar Construction Co. by Quitclaim Deed being recorded simultaneously herewith.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 5120, page 208, Book 5380, page 357, and Book 6094, page 718, said Register's Office, and to the matters set forth in the above referenced plan of record.

This is (un)improved property, known as 405 Valley Trace Dr., Nashville, TN 37221.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 18th day of July, 19 85.

Brenbar Construction Co.
By: Jerome Rosenblum, partner

STATE OF TENNESSEE
COUNTY OF _____

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

My Commission Expires: _____ **Notary Public**

STATE OF TENNESSEE
COUNTY OF _____

BOOK 6610 PAGE 523

Before me, the undersigned, of 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 ___self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ___self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___

My Commission Expires:_____

_____
Notary Public

FELICIA HILSON II REGISTER
DAVIDSON COUNTY, TN
JUL 19 11 15 AM '85

IDENTIF. REFERENCE

J 2 2006

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 154,500.00

George Anthony Hayek
Affiant

Subscribed and sworn to before me, this the 18th day of July, 1985

My Commission Expires: Nov 1, 1987

Christy Wilkins Ivey
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Jerome Rosenblum, 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 partner of Brenbar Construction Co., the within named bargainor, a partnership, and that he as such partner, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as partner.

Witness my hand and official seal at Nashville, Tennessee, this the 18th day of July, 1985.

Christy Wilkins Ivey
NOTARY PUBLIC

My commission expires: Nov 1, 1987

NOTARY PUBLIC AT LARGE

WARRANTY DEED

from:
Brenbar Construction Co.

to:
George Anthony Hayek and wife,
Kimberly August Hayek

return to box 8 jcb
PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-23854

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6510 PAGE 524

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

154500.CO- CAPT.
401.70 CSTAX.
.50 PRFEE
6.00 WDEED
CHECK 408.20-
9332407/19/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 2 2 0 0 6

IDENTIF. REFERENCE T

JUL 19 11 15 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 155490