BOOK 6623 PAGE 245 FORM NO. WB-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $136,000.00

Ashby Q. Burks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 31st DAY OF July 1985.

Patricia W. Childers
Notary Public

MY COMMISSION EXPIRES: 5/13/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37217 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Ashby Q. Burks (NAME)	Lincoln State Savings and Loan Association, Inc. (NAME)	BM 01185
430 Lynwood Blvd. (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1407 (STREET ADDRESS)	116-15
Nashville, TN. 37205 (CITY) (STATE) (P O ZIP)	Mt. Carmel, TN. 37642 (CITY) (STATE) (ZIP)	96

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, Ed Childers and wife, Patricia W. Childers

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ashby Q. Burks and wife, Holly P. Burks, as tenants by the entirety.

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 part of Lot No. 104 on the Plan of Royal Oaks Land Co.'s Subdivision of the Baker Tract (Book 421, pages 102 & 103, Register's Office, Davidson County, Tennessee) and being shown on an unrecorded survey of said subdivision made by W. B. Southgate, as being the south 45 feet of Lot 104 & the north 55 feet of Lot 105, and further described according to a survey made by John Kohl, dated June 27, 1985 as follows:

According to the said unrecorded Map by W. B. Southgate, said part of said lots adjoin and front together 100 feet on the easterly side of Lynwood Boulevard and run back between lines 375 feet more or less, on the north line of part of Lot No. 104, and 360 feet, more or less, on the south line of part of Lot No. 105, to a dead line in the rear and measures 100 feet, more or less, thereon.

BEING the same property conveyed to Ed Childers and wife, Patricia Childers by deed from George L. Gordon and wife, Ellie S. Gordon, of record in Book 6385, page 677, Register's Office, Davidson County, Tennessee.

Edward J. Childers, Jr. and Ed Childers is one and the same person.
Patricia W. Childers and Patricia Childers is one and the same person.

Edward J. Childers, Jr. executed this instrument on behalf of Patricia W. Childers pursuant to a Power of Attorney which is being placed of record currently herewith.

Subject to Sanitary Sewer and/or Strom drainage Easement of record in Book 4298, page 425, Register's Office, Davidson County, Tennessee.

This is unimproved (X) improved ( ) property, known as 430 Lynwood Blvd., (House Number) (Street) Nashville, TN. 37205 (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 unincumbered 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 31st day of July, 19 85

Ed Childers

Patricia W. Childers by:
Edward J. Childers, Jr., Attorney-In-Fact

STATE OF TENNESSEE
Davidson County

BOOK 6623 PAGE 246

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ed Childers, 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 31st. day of July, 1985.

Commission expires 5/13/89

Patricia W. Clark
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 2.6.2 7.9

Ed Childers

Patricia Childers

IDENTIFICATION REFERENCE

TO

Ashby Q. Burks

Holly P. Burks

AUG 6 9 08 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

title escrow, inc.
suite 218
640 spence lane
nashville tennessee 37217

Subject to Temporary Construction Easement.

This conveyance is subject to any and all existing easements of record.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 31st. day of July, 1985, before me personally appeared Edward J. Childers, Jr., to be known to be the person who executed the foregoing instrument in behalf of Patricia W. Childers acknowledged that he executed the same as the free act and deed of said Patricia W. Childers.

Witness my hand and official seal at Nashville, Tennessee, the 31st. day of July, 1985.

My Commission Expires: 5/13/89

Patricia W. Clark
Notary Public

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6623 PAGE 247

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

136000.00- CNVT.
353.60 CSTAX
.50 PRFE
6.00 WDE D
CHECK 360.10-
4600A08/06/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2627.9

IDENTIFIT REFERENCE

AUG 6 9 08 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 160625