Prepared By:
DAVID B. HERBERT
Gilbert, Kelley, Herbert & Crawford
23rd Floor, L & C Tower
Nashville, Tennessee 37219

BOOK 6742 PAGE 744

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
104-13-225.00	Mr/Mrs Roger L. Burgess	New Owner
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
26W-03225	223 Craighead Avenue	PROPERTY IS [X] IMPROVED [ ] UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

6 3 1 5 7
IDENTIFICATION REFERENCE
Dec 23 9 16 AM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

CAROLE HERNDON EVANS, unmarried

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto ROGER L. BURGESS and wife, DONAH JEAN BURGESS

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 7-A on the Plan of the Resubdivision of Lot No. 7, Peach Blossom Square, as of record in Book 4595, page 151, described as follows: BEGINNING at a point in the westerly margin of Craighead Avenue, said point being the southeast corner of Lot No. 1, Peach Blossom Square, Second Revision, as of record in Book 4300, page 18; thence north 82° 15' west 162.46 feet to an iron pin, the southwest corner of Lot No. 5, said subdivision mentioned above; thence south 08°00' west 60 feet to an iron pin; thence north 86° 15' west 47.39 feet to an iron pin; thence south 07°53' west 15 feet to a concrete monument; thence south 82°15' east 209.85 feet to a point in the westerly margin of Craighead Avenue; thence with same, north 08°00' east 85 feet to the point of beginning.

Being the same property conveyed to Carole Herndon Evans, by Quitclaim deed from Joseph Thomas Evans, III, as of record in Book 5683, page 939.

This conveyance is made subject to restrictions of record in Book 4281, page 942; easements in Book 4408, page 543 and Book 1730, page 10, and any zoning regulations, building restrictions and setback lines, if any, and easements and rights of way for public utilities applicable to this property and any notations and exceptions shown on the recorded plan of record in Book 4595, page 151.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 20th day of December, 1985

Carole Herndon Evans

Carole Herndon Evans

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

Carole Herndon Evans, unmarried

the bargainor(s), with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 20th day of December, 1985.

My commission expires: 7-9-89

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$142,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20 DAY OF December, 19 85

MY COMMISSION EXPIRES: 7-9-89 (AFFIX SEAL) Notary Public

WARRANTY DEED

FROM

CAROLE HERNDON EVANS, unmarried

TO

ROGER L. BURGESS AND WIFE

Box 36

ORTALE, KELLEY, HERBERT & CRAWFORD

Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

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

142000.00- CONT.
369.20 CSTAX
.50 PRFEE
6.00 MDE D.
CHECK - 375.70-
8950A12/23/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.31 57.

IDENTIFICATION REFERENCE

DEC 23 9 16 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 203865