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File 27

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON ~~XXXXXXXX~~ Williamson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 73,000.00

John D. Burkeen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 2nd DAY OF January 19 86

Notary Public

MY COMMISSION EXPIRES: 7-2-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Montgomery & Associates, 215 Centerview Drive, Suite 150, Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John David Burkeen (NAME)	Norwest Mortgage, Inc. (NAME)	149-05
4925 Pebble Creek Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 780 (STREET ADDRESS)	138
Antioch, Tn. 37013 (CITY) (STATE) (P. O. ZIP)	Waterloo, Iowa 50704 (CITY) (STATE) (ZIP)	02D 71108

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, Virdie Alfred Bennett, Jr., unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John David Burkeen and wife, Lea S. Burkeen

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 Lot No. 42, Pebble Creek, Section 1, of record in Book 5210, page 72, Register's Office, Davidson County, Tennessee, to which Plan reference is here made for a more complete legal description.

Being the same property conveyed to Virdie Alfred Bennett, Jr., unmarried by deed from Steve Vandevender Builders, Inc. of record in Book 5448, Page 913, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 5334, page 514 said Register's Office.

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

6 6 4 9 4

IDENTIFICATION REFERENCE

JAN 6 | 33 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved (X) improved ( ) property, known as 4925 Pebble Creek Drive, Antioch, Tn. 3701
(House Number) (Street) (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 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 2nd day of January, 19 86

Virdie Alfred Bennett, Jr.

STATE OF TENNESSEE
Davidson County
Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Virdie Alfred Bennett, Jr., unmarried

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 Brentwood, Tennessee, this 2nd day of January 19 86

Commission expires 1-10-89

Notary Public

STATE OF TENNESSEE
Davidson County

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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
Virdie Alfred Bennett, Jr.

TO
John David Burkeen

Lea S. Burkeen

PREPARED BY:
N. EDDIE MONTGOMERY, ATTORNEY
215 CENTERVIEW DRIVE, SUITE 150
BRENTWOOD, TN 37027

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

730[illegible].00- CAPITAL
189.00 CSTAX
.50 PREG
6.00 WDEED
CHECK 196.30-
311-9A01/06/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

66494

IDENTIFICATION REFERENCE

JAN 6 1 53 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 207942