CBRMS #BE-97-02

This Instrument Prepared by

SAFECO TITLE INSURANCE COMPANY
P.O. BOX 724386
ATLANTA, GEORGIA 30339

The preparer of this Deed makes no representation as to the status of the title of the property described herein, or as to the accuracy of description.

WARRANTY DEED

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THIS INDENTURE, made this 22nd day of July, A. D., 19 85, between

BRIAN B. BLANKENBURG and wife, KATHERINE W. BLANKENBURG

Davidson County, Tennessee, First Parties, and

JESSE R. MAYO and wife, CAROLE LYNN MAYO

Davidson County, Tennessee, Second Parties,

WITNESSETH: that said First Parties, for and in consideration of the sum of Ten & No/100 and other good and valuable considerations----- Dollars ($--10.00--) to us in hand paid by Second Parties, the receipt of which is hereby acknowledged,

have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to wit: Situated in District No..... of DAVIDSON COUNTY, TENNESSEE:

SHOWN ON EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF...

Subject to easements, limitations or restrictions of record, if any.

6833.4

IDENTIFICATION REFERENCE

JAN 13 11 46 AM '86

FELIX Z. WILSON ET REGISTER
DAVIDSON COUNTY, TN

CHECK

$412.50-

11/4/85

Owner &
Person or Agency Responsible
For Payment of Taxes
Name Jesse R. Mayo
Address 1234 Otter Creek Road
Nashville, TN. 37215

MAP 145-10
PARCEL 52
FH 12544

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. TO HAVE AND TO HOLD THE said premises to the said Second Parties, their heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Parties, their heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances except

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and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF the said First Parties hereunder set their hands and seals the day and year first above written.

.....(L. S.)

Brian B. Blankenburg (L. S.)
BRIAN B. BLANKENBURG

.....(L. S.)

Katherine W. Blankenburg (L. S.)
KATHERINE W. BLANKENBURG

STATE OF TENNESSEE } ss.

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State BRIAN B. BLANKENBURG and wife, KATHERINE W. BLANKENBURG

_____, 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 at office this 22nd day of July 1985

Patricia J. Crelia
Notary Public

My Commission expires 1/10/89

STATE OF Tennessee
COUNTY OF Davidson } ss.

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State _____

_____, 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 at office, in _____ County, this _____ day of _____ 19____

_____
Notary Public

My Commission expires _____

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $ 155,000.00 Affiant _____

Subscribed and sworn to before me this 9th day of January 19 86

Notary Public Corinne B. Garrett

My Commission expires:
4-12-86

EXHIBIT "A" PAGE 1

LAND in Davidson County, Tennessee, being Tract 5-B on the plat of the Homer B. Anderson Tract on Otter Creek Rd., of record in Book 4060, page 165, Register's Office for said County, as corrected by a surveyor's Deed of Correction, of record in Book 4332, page 581, said Register's Office, and being more particularly described as follows:

BEGINNING at a point in the centerline of Otter Creek Road, being 1103 feet, more or less, west of the centerline of Granny White Pike and being the southeast corner of the tract herein described; thence North 11° 30' East 260 feet to an iron pin; thence, North 85° 15' West 98.20 feet to a point; thence, North 54° 31' West 77.71 feet to a point; thence, North 85° 15' West 30.08 feet to an iron pin; thence South 11° 30' West 304.22 feet to a point in the centerline of Otter Creek Road; thence, along said centerline South 85° 15' East 200 feet to the point of beginning.

TOGETHER WITH an easement for ingress and egress to and from the above described Tract as conveyed by Deed of Easement of record in Book 4540, page 632, said Register's Office, and being described as follows:

LAND in Davidson County in the State of Tennessee, and being a part of the land designated as Tract 5-A on the plat surveyed by Paul Fruzzetti and recorded in Book 4060, page 165, Register's Office for Davidson County, Tennessee, as corrected by Surveyor's Deed in Book 4332, page 582, of said Register's Office, to which plat reference is hereby made and more particularly described as follows:

BEGINNING at a point in the centerline of Otter Creek Road, the same being 1103 feet (plus or minus), Westerly of the Granny White Pike centerline; thence North 11° 30' East, 260 feet to an iron pin in the Northeasterly corner of said Tract 5-B; thence South 85° 15' East, 50 feet in the Easterly boundary line of said Tract 5-A; thence, South 11° 30' West with the Easterly boundary line of said Tract 5-A, 260 feet to a point in the centerline of Otter Creek Road; thence, North 85° 15' West, 50 feet to the point of beginning.

BEING the same property conveyed to Brian B. Blankenburg and wife, Katherine W. Blankenburg by deed from Stephen Clarke and wife, L. Winifred Clarke of record in Book 6330, page 908, Register's Office for Davidson County, Tennessee.

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

155000.00- CONT.
403.00 CSTAX
.50 PRFEE
5.00 WDEED
CHECK 412.50-
5266A01/13/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 8 3 3 4

IDENTIFICATION REFERENCE

JAN 13 11 46 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 210036