BOOK 6960 PAGE 564

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER
Paul B. Batalden LaVonne M. Batalden (NAME)	Citicorp Homeowners, Inc. (NAME)	143-6-300
308 Harpeth Ridge Drive (STREET ADDRESS OR ROUTE NUMBER)	670 Mason Ridge Center Drive (STREET ADDRESS)	
Nashville, TN 37221 (CITY) (STATE) (ZIP)	St. Louis, MO 63141 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) *Dollars,*

and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, Bern Construction Company, A Tennessee Corporation

have this day bargained and sold, and do hereby transfer and convey unto the said Paul B. Batalden and wife, LaVonne M. Batalden *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 3 on the plan of Harpeth Trace Estates, Phase One, of record in Book 5200, page 125, to which reference is hereby made for a more full and complete description.

Being part of the same property conveyed to Bern Construction Company, a Tennessee Corporation, by deed from Stanley M. Chernau, Trustee, of record in Book 6744, page 651, Register's Office for Davidson County, Tennessee.

3 5 7 3 6

IDENTIFICATION REFERENCE

AUG 27 11 02 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 215,000.00

Subscribed and sworn to before me this the 25th *day of* August 19 86

My commission expires: 1-31-90 *(Affix Seal)*

Affiant LaVonne M. Batalden

Notary Public Jeffery W. Cumbo

This is improved (X) unimproved ( ) property, known as 308 Harpeth Ridge Drive, Nashville, Tennessee 37221
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs 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.

Witness our hands this 25th *day of* August *19* 86 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Bern Construction Company

BY: Mark H. Pollard

Its: Partner Secretary

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6960 PAGE 565

Personally appeared before me JEFFREY W. COMBS, *a Notary Public in and for said County and State* PAUL B. BATALDEN, JR.

*the within named bargainor*_____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* _____ *executed the within instrument for the purposes therein contained.*

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

_____ *Notary Public*

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, JEFFREY W. COMBS, *a Notary Public of the State and County aforesaid, personally appeared* MAX H. POLLACK, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* HIM *self to be* PARTNER/SECRETARY *of the* BERN CONSTRUCTION COMPANY, *the within named bargainor, a corporation, and that* _____ *he as such* PARTNER/SECRETARY, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* HIM *self as* PARTNER/SECRETARY.

Witness my hand and seal, at office in NASHVILLE, TENNESSEE, *this* 25th *day of* AUGUST, *19*86.

Jeffrey W. Combs *Notary Public*

Commission expires 1-21-90

JEFFREY W. COMBS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

WARRANTY DEED

FROM
Bern Construction Company

TO
Paul B. Batalden and LaVonne M. Batalden

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

This Instrument Prepared By:
Combs & Lawless, P.C.
301 Union Street, Suite 1404
American Trust Building
Nashville, TN 37201

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

RECEIVED OF _____

FOR _____

BOOK 6960 PAGE 566

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

215000.00 CAMT.
602.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 608.50
4822A08/27/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3573 6

IDENTIFICATION REFERENCE

Aug 27 11 02 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 287793