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THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys**
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Charles B. Wilson	Atlantic Coast Mortgage	MAP 156-1
976 Beech Bend Drive	Company	PARCEL 11
Nashville, TN. 37221	3975 University Drive	9D 61727
	Fairfax, VA 22030	

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Robert H. Burns and wife, Susan P. Burns hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Charles B. Wilson, unmarried hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

LAND in Davidson County, Tennessee, being Lot No. 820 on the plan of Harpeth Woods, Section 4, of record in Book 5200, page 560, Register's Office for said County.

SAID Lot No. 820 fronts 75.1 feet on the northerly margin of Beech Bend Drive and extends back along the easterly line, passing a witness line at 169.3 feet, a total distance of 250.0 feet, more or less, and extends back along the westerly line, passing a witness line at 172.9 feet, a total distance of 252.40 feet, more or less, to the center of the Harpeth River, measuring 51.5 feet thereon.

Being the same property conveyed to Robert H. Burns and wife, Susan P. Burns by deed from Fox Ridge Company of record in Book 6168, page 217, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 6097, page 560, said Register's Office, and to the matters set forth in the above referenced plan of record.

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IDENTIFICATION REFERENCE

MAR 18 12 21 PM '87

This is (~~un~~)improved property, known as 976 Beech Bend Drive, Nashville, TN. 37221.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 13th day of March, 19 87.

Susan P. Burns

Robert H. Burns

STATE OF TENNESSEE
COUNTY OF Davidson

On this 13th day of March, 19 87, before me personally appeared Robert H. Burns and wife, Susan P. Burns, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as their free act and deed.

My Commission Expires: Nov 4 1987

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ 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 $ 76,000.00.

Charles B. Wilson
Affiant

Subscribed and sworn to before me, this the 13th day of March, 1987.

My Commission Expires: Nov 1, 1987

Christy Wilkins Ivey
Notary Public

WARRANTY DEED

from:
Robert H. Burns and wife, Susan P. Burns

to:
Charles B. Wilson, unmarried

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

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

760[illegible].00- CAMT.
210.00 CSTAX
.50 PRFEE
6.00 MOS T.
CHECK 219.30-
3079A03/18/87 CAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05164

IDENTIFICATION REFERENCE

MAR 18 12 21 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 58372