BOOK 7214 PAGE 342 FORM NO. WD-1

STATE OF TENNESSEE, XXXXXXX } Williamson
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 78,500.00

John D. Byrd
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF April, 19 87

Mark A. Ellis
Notary Public

MY COMMISSION EXPIRES: 3-11-91

(AFFIX SEAL)

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John D. Byrd (NAME)	SAME (NAME)	175-00-0
4088 Murfreesboro Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	072.00
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	02D 26260

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, Andrew Wileczek and Annette Wileczek

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John D. Byrd and Karen B. Byrd

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:

LAND in the 2nd Civil District of Davidson County, Tennessee, described according to a survey made November 21, 1980 by John Kohl and Company, Land Surveyors, as follows:

BEGINNING at a fence post on the northeasterly margin of Murfreesboro Road, about 0.5 miles, more or less, from Old Hickory Boulevard; thence leaving said Murfreesboro Road, N 9 deg. 52 min. 40 sec. E 390.41 feet to an iron pipe; thence S 56 deg. 38 min. 27 sec E. 445.44 feet to an iron pipe at the edge of a gravel drive; thence S 28 deg. 38 min. 05 sec. W. 427.38 feet to an iron pipe in the northeasterly margin of Murfreesboro Road; thence with the margin of said road N 44 deg. 51 min. 07 sec. W 332.09 feet to the point of beginning, containing 3.393 acres, more or less.

Being the same property conveyed to Andrew Wileczek and wife, Annette Wileczek by Installment Deed from Ethel Rogers, a widow, of record in Book 5683, page 270, said Register's Office Davidson County, Tennessee.

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

87 116 REGISTER'S OFFICE APR 24 1 49 PM '87

This is unimproved ( ) improved (XX) property, known as 4088 Murfreesboro Road, Antioch, TN 37013
(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 their hands this 24th day of April, 19 87

Andrew Wileczek

Annette Wileczek

STATE OF TENNESSEE
~~Davidson County~~
Williamson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Andrew Wileczek and wife, Annette Wileczek, ~~&~~

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 24th day of April 19 87.

Commission expires 3-11-91

Mark A. Ellmore
Notary Public

STATE OF TENNESSEE
Davidson County

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 Andrew Wileczek and wife, Annette Wileczek

TO John D. Byrd and wife, Karen B. Byrd

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

7050. . 0- CAMT.
219.80 CSTAX
.50 PRFE
0.00 WDE D
CHECK 226.30-
BD3 A04/24/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

18716

IDENTIFICATION REFERENCE

APR 24 1 49 PM '87

REGISTER
DAVIDSON COUNTY, TN

No. 73669