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PREPARED BY:
Hunter Short, Attorney
323 Union Street
Nashville, TN 37201
615/255-7496

WARRANTY DEED

New Owner:	Send Tax Bills To:	Map & Parcel No.:
B.L.C. Investments, Inc. 814 Woodland St Suite Nashville Tenn		Map 18-16 Parcel 137 GO-14201

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named grantee, and other good and valuable considerations, including the assumption of the balance of a note secured in a deed of trust of record in Book 5138, Page 770, Register's Office for Davidson County, Tennessee, the receipt of which is hereby acknowledged, we, JUNE D. MCKINNEY, Trustee, and JUNE D. MCKINNEY, a single person, individually and sole beneficiary of said trust, hereinafter call the grantors, have bargained and sold, and by these presents do transfer and convey unto B.L.C. INVESTMENTS, INC., hereinafter called the grantee, its heirs and and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> Land in the 10th, formerly the 20th, Civil District of Davidson County, Tennessee, being Lots Nos. 33, 34 and 35 on the Revised Map of Moncrief's Subdivison, of the northerly part of the Allen Mathes Land, Goodlettsville, Tennessee, not of record, and described according to a survey by John Kohl & Company, March 18, 1983, as follows:
>
> Beginning on the northerly margin of Moncrief Avenue at the southeast corner of the property conveyed to Van B. Wood and wife, Etta Wood by deed from W.C. Moncrief & Company, of record in Book 1179, Page 130, Register's Office for said County, thence with the northerly margin of said Avenue, eastwardly 85 feet to a point; thence with the west line of the Mandrell property of record in Book 5016, Page 108, said Register's Office; thence northwardly 297 feet; thence eastwardly 85 feet with Mandrell's northerly boundary; thence northwardly 58.5 feet to a point; thence northerly 75 degrees W. 179.95 feet to the eastern terminus of a 30 foot unnamed avenue; thence with same, southwardly 30 feet to the northeast corner of said Wood property, continuing in the same direction and with the easterly line of said Wood property, continuing in the same direction, and with the easterly line of said Wood property 382 feet to the beginning.
>
> Being the same property conveyed to June D. McKinney, Trustee, by deed of record in Book 5403, Page 525, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as 337 Moncrief Avenue, Goodlettsville, TN 37072.

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, its heirs and assigns, forever; and we do covenant with the said grantee 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 assigns, to warrant and forever defend the title to the said land to the said grantee, its 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 the 22nd day of September, 1987.

June D. McKinney
JUNE D. MCKINNEY, Trustee

June D. McKinney
JUNE D. MCKINNEY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JUNE D. MCKINNEY, Trustee, and JUNE D. MCKINNEY, a single person, individually and sole beneficiary of said trust, the within named bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 22nd day of September, 1987.

Notary Public

My Commission Expires: My Commission Expires Sept. 9, 1989

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is ~~greater~~, for this transfer is $ 40,000.00.

Affiant

SWORN to and subscribed before me this 23 day of September, 1987.

Notary Public

My Commission Expires: May 14

67523

IDENTIFICATION REFERENCE

SEP 23 9 05 AM '87

DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

OR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

40000.00- CAMT.
112.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 118.50-
5256A09/23/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

67523

IDENTIFICATION REFERENCE

SEP 23 9 06 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 18865