For and in consideration of $39.290 cash, the receipt of which is hereby acknowledged, we, Timothy W. Burdette and wife Tammy R. Burdette have this day bargained and sold and do hereby transfer and convey to Alice Marie Dorsey as trustee, and to her successors in trust, certain property in Davidson County, Tennessee, described as follows, to wit:

> Lot 74 on the Map of Due West Valley Acres Subdivision, not of record, according to a survey dated April 20th, 1947, by H. R. Swann Jr, surveyor;
> being 931 Due West Avenue in Madison, Tennessee 37115, fronting one hundred feet on Due West Avenue and running back between sidelines each measuring five hundred feet to a rear line measuring 113.02 feet;
> being the same property conveyed to Timothy W. Burdette and wife Tammy R. Burdette from Ricky Howard Davis and wife Kathy Jones Davis by deed dated January 21st, 1985, and recorded at page 539 of Book 6484 in the Register's office of Davidson County, Tennessee;

to have and to hold this said property to the said Alice M. Dorsey as trustee, and to her successors in trust, forever. We covenant that we are lawfully seised of the said property, that we have good right to convey it, and that it is unencumbered. We further covenant and bind ourselves, and our heirs and representatives, to warrant and defend the title to the said property to the said Alice Marie Dorsey as trustee, and to her successors in trust, forever against the lawful claims of all persons. 116.54

But this conveyance is made in trust for the following uses and trusts and for no other purposes, to wit: for the said trustee and her successors in trust to hold, manage, and control, but not to sell or otherwise convey, only for the benefit of James Ferguson of Davidson County, Tennessee, until directed by the said James Ferguson by written appointment on public record to terminate this trust by conveying the said property to himself, the said James Ferguson, or otherwise, it being the purpose of this deed to vest in the said James Ferguson all the rights and interest in the said land including the right of possession and the right to collect rents from it accept for the title and estate to the said land in the said trustee as aforesaid. This trust imposes

THIS INSTRUMENT WAS PREPARED BY
W. R. BAKER
ATTORNEY AT LAW
BOX 246
ASHLAND CITY
TENNESSEE 37015

Mail

no liability on the said trustee to keep any building on the said property insured, so that the said beneficiary of this trust or his assigns is responsible for maintaining all insurance on the said property so that the said trustee or her successors in trust have no liability whatever in the premises. This trust imposes no liability on the said trustee to pay any taxes or other such levies of any kind in connection with the said property, the beneficiary undertaking to pay all taxes on other such levies and to hold the said trustee harmless from all responsibility for taxes or other such levies, the said beneficiary having undertaken to reimburse the said trustee for her paying taxes, maintaining insurance, or making any other necessary payments concerning the said property, insofar as any money for such purposes has been actually expended by her.

The said James Ferguson JWB as beneficiary of this trust has the right to name and appoint a successor trustee to execute this trust, and in such case the title conveyed herein to the said trustee shall vest in the said successor. And the said beneficiary has the right by written appointment on public record to amend this deed of trust in any way whatever.

Witness our signature this March 17th, 1988.

I, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 39,290, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this the 13th day of May 1988

Notary Public

State of Tennessee §

~~Cheatham~~ DAVIDSON County §

Timothy W. ~~Baker~~ Burdette JWB and wife Tammy R. ~~Baker~~ Burdette JRB, with whom I am personally acquainted and who are referred to in the foregoing ~~deed of~~ trust, personally appeared before me, a Notary Public at Large for the State of Tennessee, and on oath acknowledged that they executed the foregoing deed of trust for the purposes stated in it.

Witness my signature and official seal at ~~Ashland City~~ Nashville this March 17th, 1988.

Notary Public

My commission expires: 10/24/88

Timothy W. Burdette

Tammy R. Burdette

IDENTIFYING REFERENCE

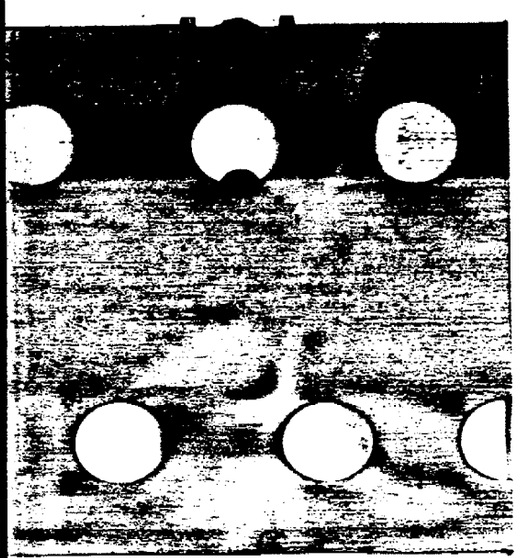
FILED FOR RECORD
DAVIDSON COUNTY, TN
'88 MAY 18 PM 4:40

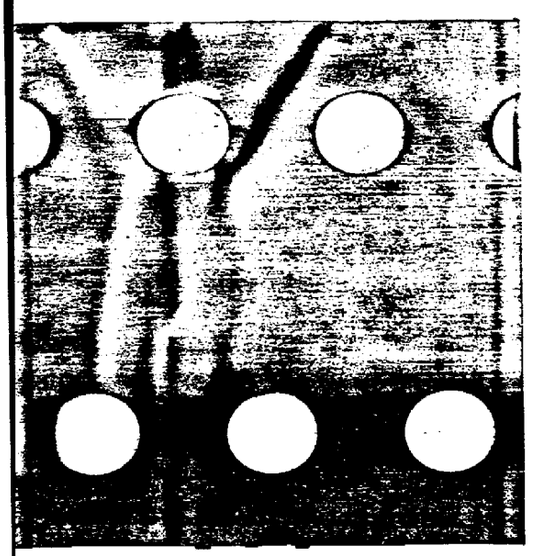
316544

address new owners as:
Alice Marie Dorsey
2011 Overby Road
Nashville, Tennessee

send tax bills to:
James Ferguson
~~same address~~
915 East Trinity Lane
Nashville, Tennessee 37207

Map 51-01
parcel 47





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7547 PAGE 598

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

CAMT 39290.00
CON TX 110.04
PRFEE 0.50
WDEED 6.00
TOTAL 116.54
CHECK 116.54

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 05/18/88 02 15:42 0001 8423

3 1 6 5 4.

IDENTIFICATION REFERENCE

MAY 18 3 40 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 92619