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STATE OF TENNESSEE
COUNTY OF SUMNER }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 140,000.00

William Paul Burgess
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18TH DAY OF APRIL, 19 89

Notary Public

MY COMMISSION EXPIRES 12/29/90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
James L. Fuqua, Jr., Attorney
AMERICAN ESCROW COMPANY, 111 Hazel Path, P.O. Box 1733, Hendersonville, TN 37077

NAME		ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE:		MAP-PARCEL NUMBERS
William Paul Burgess	Send Tax Bills to New Owner		Map 12
(NAME)	(NAME)		Parcel 124
7955 Old Springfield Hwy.			
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)		10D-51543
Goodlettsville, TN 37072			
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)		

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, WILLIE L. DAVENPORT and wife, NANCY E. DAVENPORT,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM PAUL BURGESS and wife, LOUISE A. BURGESS,

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:

For Property Description, Restrictive Covenants and Easement exceptions;
See EXHIBIT A, attached hereto and made a part hereof.

25978

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7038 04/19 0101 03CHECK 471.50

This is improved property, known as 7955 Old Springfield Hwy., Goodlettsville, TN 37072
(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 our hand s this 18th day of April, 19 89

Willie L. Davenport: Willie L. Davenport

Nancy E. Davenport: Nancy E. Davenport

STATE OF TENNESSEE
County of SUMNER

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Personally appeared before me,
WILLIE L. DAVENPORT AND WIFE, NANCY E. DAVENPORT
with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 18 day of April , 19 89

Commission expires 12/29/90

W. K. Georgas, Jr., Notary Public

STATE OF TENNESSEE
County of

Personally appeared before me,

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the _____ of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this day of 19

Commission expires

Notary Public

WARRANTY DEED

FROM

Willie L. Davenport et ux

TO

William Paul Burgess et ux

PLEASE RETURN TO:
AMERICAN ESCROW COMPANY
P.O. Box 1733
Hendersonville, TN 37077

EXHIBIT A
To Warranty Deed
Willie L. Davenport and wife, Nancy E. Davenport
to
William Paul Burgess and wife, Louise A. Burgess

Property Description

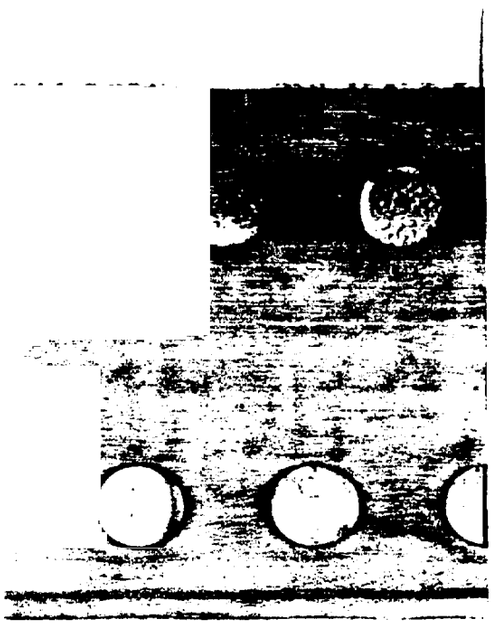
A Certain Tract of parcel of land in the 10th Civil District of Davidson County, Tennessee, being Tract No. 13 on a survey dated May 13, 1986, by Richard C. Kessinger, TRLS No. 1038, Job No. 86-113, and more specifically described as follows:

BEGINNING at an iron pin in the westerly margin of OLD DICKERSON PIKE (said point being S 34° 11' 58" E 925.00 feet; thence S 45° 49' 00" E 76.79 feet; thence S 45° 50' 32" E 205.00 feet; thence S 45° 50' 45" E 360.00 feet from the southwest corner of the intersection of Old Dickerson Pike and Baker Road); thence, with the easterly margin of Old Dickerson Pike, S 45° 50' 45" E 298.39 feet to an iron pin; thence S 61° 08' 09" W 800.64 feet to an iron pin; thence S 86° 22' 18" W 400.00 feet to an iron pin; thence N 55° 02' 24" E 1081.43 feet to the point of beginning and containing 5.21 acres, more or less.

BEING the same property conveyed to Willie L. Davenport and wife, Nancy E. Davenport by deed from Annie Mai Leeman Tarpley. Lillian Novella Leeman Gregory, Ella Belle Leeman Arrowood and John Thomas Leeman of record in Book 6882, Page 109, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to the Restrictive Covenants set out in the instrument of record in Book 6882, Page 109; A T. V. A. Easement of record in Book 1205, Page 12; An Easement for Right-of-Way for public roads granted to Davidson County, Tennessee, of record in Book 1634, Page 623, if applicable to said property, and; An Easement for Right-of-Way granted to Southern Bell Telephone & Telegraph Co. of record in Book 1118, Page 463, if applicable to said property; all of record in the Register's Office for Davidson County, Tennessee.

PROPERTY TAXES for the year 1989 shall be paid by the Grantee.



OFFICIAL RECEIPT

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

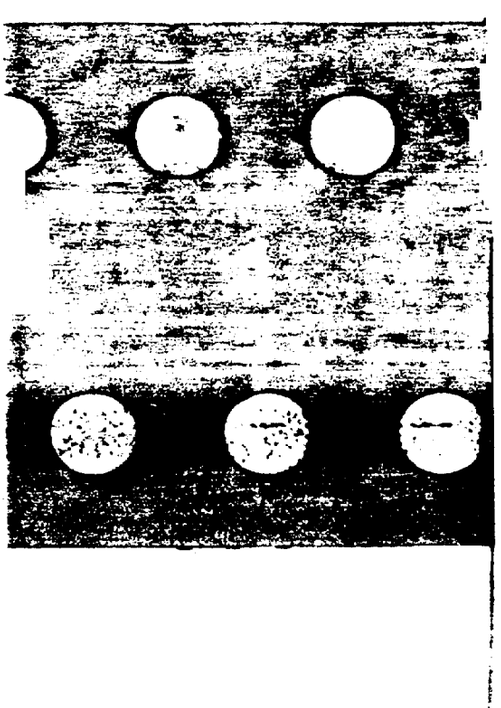
RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO 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 140000.00
CON TX 462.00
PRFEE 0.50
MDEED 9.00
TOTAL 471.50
CHECK 471.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/19/89 01 09:11 0001 7038

25978

IDENTIFICATION REFERENCE

APR 19 9 10 AM '89

FELIX Z. WILSON, REGISTER

No. 201411