File 23

File No: _____

BOOK 8017 PAGE 669

Address New Owner:	Send Tax Bills To:	Map/Parcel
John T. Bottom, Jr., Tr.	Same	Map 74
3929 Gallatin Pk		Par Pt of 40
Nashville, Tn		

WARRANTY DEED

FOR AND IN CONSIDERATION 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, HELEN C. BURKS, hereinafter called the Grantor, has bargained and sold and by these presents does transfer and convey unto the said JOHN T. BOTTOM, JR., TRUSTEE, with full power to mortgage, sell, transfer or convey without the joinder of any beneficiaries, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to-wit:

> See the attached EXHIBIT "A" (which is hereby incorporated by reference as though fully copied verbatim herein.)

Being part of the same property conveyed to Helen C. Burks, by deed from Harry McNutt, Trustee, of record in Book 6309, page 874, Register's Office for Davidson County, Tennessee and being part of the same property conveyed to James W. Burks and wife, Helen C. Burks by deed from James C. Trivett, of record in Book 4741, page 953, said Register's Office.

James W. Burks, husband of Helen C. Burks, executes this instrument for the purpose of (i) acknowledging and consenting to this conveyance, including the transfer of any property interest in the herein described property that may have accrued to him by virtue of his marriage to Helen C. Burks, and (ii) waiving, renouncing and quitclaiming to grantee any dower, elective share, exemption rights or other rights which he may have or which are provided for by law in the premises hereby conveyed.

This property is conveyed subject to any easements, and to all applicable local government planning, building and zoning regulations.

This is unimproved property. This property and improvements are transferred in "AS IS" condition.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said JOHN T. BOTTOM, JR., TRUSTEE, with full power to mortgage, sell, transfer or convey without the joinder of any beneficiaries, his heirs and assigns forever.

AND GRANTOR COVENANTS that she is lawfully seized and possessed of said real estate, in fee simple, that she has a good and valid right to convey it and that the same is unencumbered unless otherwise herein set out.

AND GRANTOR DOES further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

Whenever 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 hands on this 3rd day of January, 1990.

James W. Burks
JAMES W. BURKS

Helen C. Burks
HELEN C. BURKS

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $ 24,000.00.

Tom G. Coleman
AFFIANT

Sworn to and subscribed before me this 3rd day of Jan., 1990.

W. Williams
~~NOTARY PUBLIC~~

~~My commission expires:~~ Aug. 1992.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Helen C. Burks and husband, James W. Burks, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 3rd day of Jan., 1990.

Tom G. Coleman
NOTARY PUBLIC

My commission expires: 3-3-1992.

COLEMAN NOTARY PUBLIC AT LARGE

Prepared By:
Tom G. Coleman, Jr., Attorney
Coleman Real Estate Closing Service, Inc.
9000 E. Church St. B-102
Brentwood, TN 37027

59,000

EXHIBIT "A"

89-181RF.#2
12/4/89

PROPERTY DESCRIPTION - TRACT NO. 2

A tract of land in the Second Civil District of Metropolitan Nashville, Davidson County, Tennessee and being a part of Parcel 40 on Tax Map 74 and being more particularly described according to a survey by Ragan-Smith-Murphy & Associates, Inc. dated December 5, 1989, Job No. 89-181 as follows:

Beginning at an iron pin set on the easterly right-of-way line of Neeley's Bend Road at the southwesterly corner of the overall tract of which this is a part and the northwesterly corner of Parcel 39 owned by Richard A. and D.G. Odom, Jr. by Deed Book 6704, page 46, R.O.D.C., Tennessee, said pin also being 3496.50 feet, more or less, southeasterly from the southerly right-of-way line of Menees Lane; thence,

1. With the easterly right-of-way line of Neeley's Bend Road, N 18° 27' 08" W, 50.0 feet to an iron pin set at the common corner of Tracts 2 and 3 of this survey; thence,
2. With the common line of Tracts 1, 3, and 2, N 69° 31' 50" E, 1,146.00 feet to an iron pin set at the common corner of Tracts 1 and 2; thence,
3. With the common line between Tracts 2 and 3, N 18° 44' 00" W, 425.80 feet to an iron pin set in the south line of Ruby Walker; thence,
4. With the south line of Ruby Walker (in part) and Douglas D. Odom (in part), N 68° 37' 08" E, 450.00 feet to an iron pin set (corner of Douglas D. Odom); thence,
5. With the westerly line of Odom, S 3° 29' 34" W, 528.26 feet to an existing concrete monument; thence,
6. With the north line of Richard A. and D.G. Odom, Jr., S 69° 31' 50" W, 1396.06 feet to the point of beginning and containing 224,506 square feet or 5.154 acres.

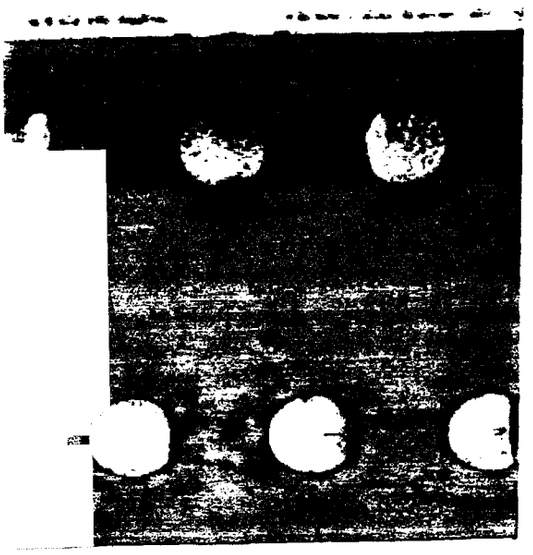
9738 01/03 0101 03CHECK 89.20

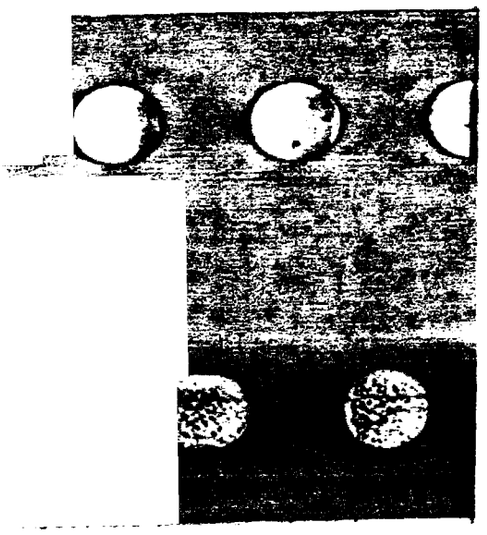
93516

IDENTIFICATION REFERENCE

JAN 3 11 53 AM '90

DAVIDSON COUNTY, TN





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

RECEIVED OF _____

FOR _____

BOOK 8017 PAGE 672

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	24000.00
CON TX	79.20
PRFEE	1.00
WDEED	9.00
TOTAL	89.20
CHECK	89.20

01/03/90 01 11:54 0001 9738

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

93516

IDENTIFICATION REFERENCE

JAN 3 11 54 AM '90

DAVIDSON COUNTY, TN

No. 280894