Box 37

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Ernest Burciaga, Jr. and Catherine A. Burciaga 4500 Post Road Unit C-36 Nashville, TN 37205	Owner	103-14-0-A-036-00-CO

This instrument prepared by: Boult, Cummings, Conners & Berry (JEM)
P.O. Box 198062, Nashville, Tennessee 37219

WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, JOHN E. MURDOCK III and wife, LINDA C. MURDOCK ("Grantors"), have bargained and sold, and hereby transfer and convey to ERNEST BURCIAGA, JR. and CATHERINE A. BURCIAGA ("Grantees"), their heirs and assigns, certain land in Davidson County, Tennessee, being more particularly described in Exhibit A attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to Grantees, their heirs and assigns, forever.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year, which have been prorated between the parties and assumed by Grantee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $84,000.

Ernest Burciaga, Jr.
Affiant

Subscribed and sworn to before me this 10th day of January, 1990.

Lucy H. Stokes
Notary Public
My Commission Expires: My Commission Expires Jan 9, 1991

LUCY H. STOKES NOTARY PUBLIC DAVIDSON COUNTY

2. Deed of Trust in Book 4668, page 861, Register's Office for Davidson County, Tennessee, as amended in Book 4847, page 914, said Register's Office; Financing Statement of record in Book 4672, page 947, said Register's Office, and Assignment of Rents in Book 4672, page 943, (The Title Insurance Company of Minnesota has insured Grantee against any loss from the encumbrances listed in this Item 2).

3. Plan of Record in Book 5200, page 43, as amended by instrument of record in Book 6250, page 503, said Register's Office.

4. Master Deed of The Hillwood, a horizontal property regime, of record in Book 5280, page 464, amended in Book 5281, page 357 and Book 6553, page 108, said Register's Office, and related Bylaws of record in Book 5280, page 509, amended in Book 7702, page 606, said Register's Office.

Grantors covenant with Grantees that Grantors are lawfully seized and possessed of the Property in fee simple; that Grantors have a good right to convey the Property; and that the Property is unencumbered except as set forth herein.

Grantors further covenant to warrant and forever defend the title to the Property to Grantees, their heirs and assigns against the lawful claims of all persons.

Executed as of the fifteenth day of January, 1990.

JOHN E. MURDOCK III

Linda C. Murdock
LINDA C. MURDOCK

This is improved property, known as 4500 Post Road, Unit C-36.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, GLENDA B. BRYSON, Notary Public, John E. Murdock III, 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 15th day of January, 1990.

Glenda B. Bryson
Notary Public

My Commission Expires: 11-10-91

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, GLENDA B. BRYSON, Notary Public, Linda C. Murdock, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 15th day of January, 1990.

Glenda B. Bryson
Notary Public

My Commission Expires: 11-10-91

WP:JEMDEDHILL

EXHIBIT A

A certain condominium apartment in Davidson County, State of Tennessee, described as follows:

Unit No. C-36 in a Horizontal Property Regime which is described on the Plat of The Hillwood, of record in Book 5200, page 43, as amended by instrument of record in Book 6250, page 503, Register's Office for Davidson County, Tennessee, to which plats reference is hereby made for a more complete description.

Being the same property conveyed to John E. Murdock, III and wife, Linda C. Murdock by deed from Robert S. Patterson and wife, Jennifer Stratton Johns Patterson, of record in Book 5877, page 537, Register's Office for Davidson County, Tennessee.

wp:JEMHILLEXA

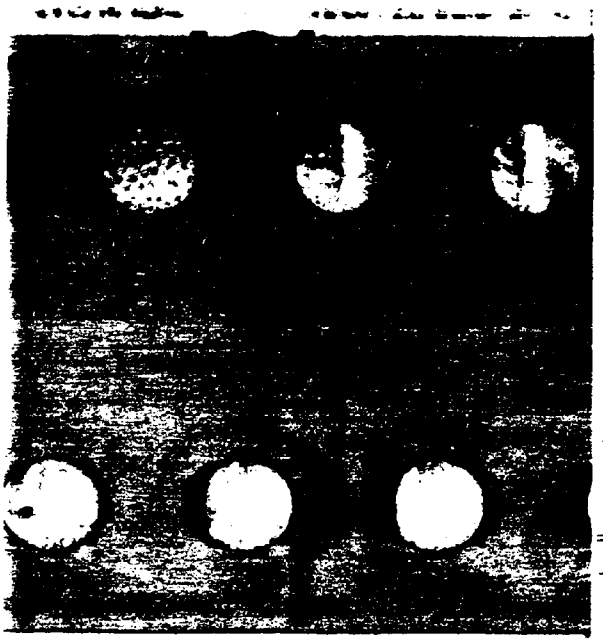
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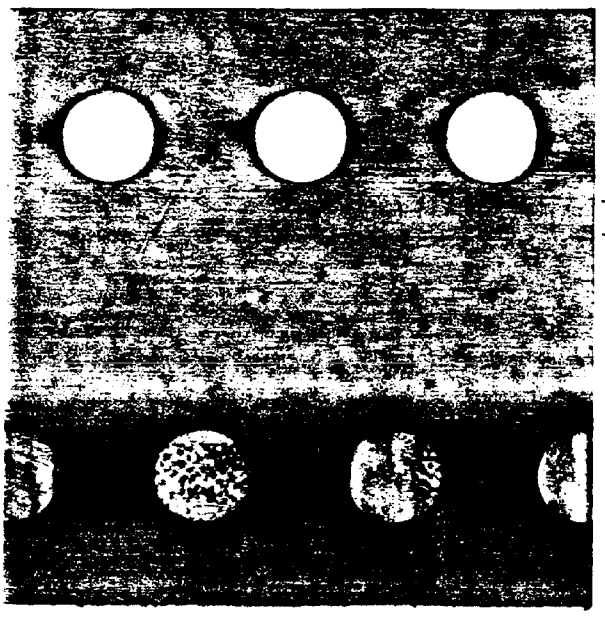
IDENTIFICATION REFERENCE

JAN 16 3 51 PM '90

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

3440 01/16 3401 03CHECK 290.20





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

RECEIVED OF _____

FOR _____

BOOK 8026 PAGE 485

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

CAMT 84000.00
CON TX 277.20
PRFEE 1.00
WDEED 12.00
TOTAL 290.20
CHECK 290.20

01/16/90 01 15:52 0001 3440

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9.66 5.4

IDENTIFI REFERENCE

JAN 16 3 52 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 284545