BOOK 8463 PAGE 795

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 30,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF October 19 91

Notary Public

MY COMMISSION EXPIRES: 1/23/93
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC. 405-C OLD TWO MILE PIKE, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
LARRY J. BURGE (NAME)	SAME (NAME)	MAP 61-16
P. O. BOX 4722 (ADDRESS)	(ADDRESS)	PARCEL
NASHVILLE, TN 37216 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	249

FOR AND 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, HEIR OF J. H. DYCUS, BEING JOHN H. DYCUS, JR.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LARRY J. BURGE

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:

TRACT ONE:

Land in Davidson County, Tennessee, being the easterly one half of Lot No. 22 of Block "D", on the plan of the Re-Subdivision of Sunnymeade, as of record in Book 974, pages 56 and 57, Register's Office for Davidson County, Tennessee.

Said easterly one half of Lot No. 22, front 25 feet on the southerly side of Ardee Avenue, and runs back between parallel lines 140 feet to an easement.

Being the same property conveyed to J. H. Dycus and wife, Ruth V. Dykus by deed of record in Book 1684, page 353, Register's Office for Davidson County, Tennessee; the said Ruth V. Dykus having predeceased J. H. Dycus and pursuant to the Last Will and Testament of John H. Dycus of record in Will Book 163, page 265, Probate Court for Davidson County, Tennessee, the property vests in John H. Dycus, Jr.

TRACT TWO:

Land in Davidson County, Tennessee, being Lot No. 23 of Block "D" on the Map of Sunnymeade Subdivision, as of record in Book 974, pages 56 and 57, Register's Office for said County.

Said Lot No. 23 fronts 50 feet on the south side of Ardee Avenue and runs back between parallel lines 140 feet to a dead line.

Being the same property conveyed to John Haggard Dycus, Sr. and wife, Ruth

CONTINUED ON REVERSE

unimproved ( )
This is improved (XX) property, known as 1246 ARDEE AVENUE, NASHVILLE, TN 37216
(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 my hand this 11th day of October, 19 91

John H. Dycus, Jr.
JOHN H. DYCUS, JR.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOHN H. DYCUS, JR.

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 11th day of October 19 91.

Commission expires 1/23/93

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, a Notary Public within and for the State and County aforesaid, personally appeared and with whom I am personally acquainted and who upon oath(s) acknowledged to be the and respectively of the the within named bargainor, and corporation, and that as such and being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said as such, and attesting the same by the said as such.

Witness my hand and official seal at office at on this the day of 19 .

My commission expires

Notary Public

CONTINUATION OF LEGAL DESCRIPTION

Dycus, by deed of record in Book 1675, page 587, Register's Office for Davidson County, Tennessee; the said Ruth Dycus having predeceased John Haggard Dycus, Sr. and pursuant to the Last Will and Testament of John H. Dykus of record in Will Book 163, page 265, Probate Court for Davidson County, Tennessee, the property vests in John H. Dycus, Jr.
J. H. Dycus, John Haggard Dycus, Sr. and John H. Dycus.

This is not the principal residence of the Grantor.

JOHN H. DYCUS, JR.

5,424.7

TENNESSEE REAL ESTATE TRANSFER REFERENCE

Oct 15 9 19 AM '91

WARRANTY DEED

FROM

TO

RETURN TO:

2736 10/15 0101 03CHECK 118.00

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 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 30000.00
CON TX 111.00
PRFEE 1.00
WDEED 6.00
TOTAL 118.00
CHECK 118.00

10/15/91 01 09:20 0001 2736

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.4247

IDENTIFICATION REFERENCE

OCT 15 9 19 AM '91

No. 467506