File 12196 File Box 38 (First Title & Escrow Co., Inc.)

WARRANTY DEED

BOOK 9218 PAGE 356

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 220
Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
MICHAEL TERRY BURKHALTER (NAME)	NATIONSBANC MORTGAGE CORPORATION (NAME)	Map 103-13
305 Hillwood Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 353 (STREET ADDRESS)	Parcel 27
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Louisville, KY 40201-0358 (CITY) (STATE) (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, ORRIN L. JONES, JR. AND WIFE, LOIS S. JONES

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL TERRY BURKHALTER AND WIFE, PEGGY C. BURKHALTER

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 15 on the Plan of Hillwood Estates, Section 3, as of record in Plat Book 1835, page 135, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Orrin L. Jones and wife, Lois S. Jones by deed from Willis L. Hunter and wife, Madolyn S. Hunter of record in Book 3908, page 294, said Register's Office.

This conveyance is made subject to: (1) 1994 Taxes, which have been prorated and assumed by the Buyer; (2) Restrictions of record in Book 2144, page 557; and (3) All matters appearing on the Plan of record in Plat Book 1835, page 135, said Register's Office.

06833
IDENTIF. & REFERENCE

94 JAN 12 AM 9:09
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

8799 01/12 0101 03CHECK 1637.00

unimproved ( )
This is improved (XX) property, known as 305 Hillwood Drive, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 7th day of January, 19 94

Orrin L. Jones Jr
ORRIN L. JONES, JR.

Lois S. Jones by Orrin L. Jones Jr
LOIS S. JONES
BY: Orrin L. Jones, Jr., Attorney-In-Fact
by Power of Attorney recorded simultaneously herewith

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, ORRIN L. JONES, JR.

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 7th day of January, 19 94.

My commission expires _____ Notary Public _____

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ 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____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Orrin L. Jones, Jr., 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 Attorney-In-Fact for the said Lois S. Jones and is authorized by the said Lois S. Jones to executed this instrument on her behalf.

Witness my hand, at Office, this 7th day of January, 1994.

Notary Public

My Commission Expires:

_____

PERCY WILLIAMS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
EXP. 7/27/96

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 440,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF January, 19 94.

MY COMMISSION EXPIRES: _____ (AFFIX SEAL)

Notary Public

PERCY WILLIAMS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
EXP. 7/27/96

WARRANTY DEED

FROM

ORRIN L. JONES, JR. AND WIFE, LOIS S. JONES

TO

MICHAEL TERRY BURKHALTER AND WIFE, PEGGY C. BURKHALTER

PLEASE RETURN TO:

First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

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 440000.00
CON TX 1628.00
PRFEE 1.00
WDEED 8.00
TOTAL 1637.00
CHECK 1637.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06833
IDENTIF. ↑ REFERENCE

94 JAN 12 AM 9:09

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No.744800