34580

IDENTIFICATION REFERENCE

THIS INSTRUMENT WAS PREPARED BY
WILLIAMS, SMITH & DOZIER, P.C.
Post Office Box 190632
Nashville, Tennessee 37219-0632

94 APR -4 PM 3:46

9178 04/04/94 0101 03CHECK 1276.25

DAVIDSON COUNTY, TN.

WARRANTY DEED BOOK 9299 PAGE 348

ADDRESS NEW OWNER(S):	PARTY RESPONSIBLE FOR TAXES:	MAP & PARCEL #
JOSEPH K. PRESLEY EDNA W. PRESLEY 206 BURLINGTON PLACE NASHVILLE, TENNESSEE 37215	MARGARETTEN & CO., INC. ONE RONSON ROAD ISELIN, NEW JERSEY 08830	Map # 117.09C Parcel # 51CO

FOR AND IN CONSIDERATION, of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned, **EUGENE J. WINTER, M.D., UNMARRIED** (herein "Grantor"), does hereby transfer and convey unto **JOSEPH K. PRESLEY and EDNA W. PRESLEY, HUSBAND AND WIFE** their successors and/or assigns (herein "Grantee"), a certain tract or parcel of real property in **DAVIDSON** County, Tennessee, more particularly described as follows:

Being Lot No. 51 on the plan of Burlington Subdivision, a Planned Unit Development of record in Book 5200, Pages 403-406, said Register's Office.

Said Lot No. 51 fronts a total of 78.60 feet on the westerly side of Burlington Place and runs back 79.00 feet on the southerly line and a total of 99.55 feet on the northerly line, being a broken, to a broken line in the rear which measures a total of 65.71 feet thereon.

Being the same property conveyed to Eugene J. Winter and wife, Helene Winter by deed from Creason Clayton Construction Company, Inc. of record in Book 6031, Page 741, and conveyed to Eugene J. Winter by quitclaim deed from Helene Winter of record in Book 8708, Page 681, Register's Office for Davidson County, Tennessee.

This land is improved property known as **206 BURLINGTON PLACE, NASHVILLE, TENNESSEE 37215.**

TO HAVE AND TO HOLD said tract or parcel, with the appurtenances, estate, title and interest therein belonging to the said Grantees, their heirs, successors and assigns forever.

The said Grantor does hereby covenant with the Grantees that he is lawfully seized and possessed of said real property in fee simple; has a good right to convey it and the same is unencumbered, except for:

1. Real property taxes for the year 1994 which are prorated at the date of closing and assumed by the Grantees.

2. Matters set forth on the Plan of Burlington Subdivision of record in Book 5200, Pages 403-406, Register's Office for Davidson County, Tennessee.

3. Easement of record in Book 3401, Page 545, Register's Office for Davidson County, Tennessee.

4. Declaration of covenants, conditions, and rest of record in Book 5863, Page 796, Register's Office for Davidson County, Tennessee.

Except as set forth above, the undersigned Grantor does further covenant and bind himself, and his heirs, successors and assigns to warrant and forever defend the title to said land to the said Grantees, their heirs, successors and assigns, against the lawful claims of all other persons or entities 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.

IN WITNESS WHEREOF the undersigned has executed this instrument this 31st day of March, 1994.

EUGENE J. WINTER, M.D.

BOOK 9299 PAGE 349

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **EUGENE J. WINTER, M.D., UNMARRIED**, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **31st** day of **March, 1994**.

Notary Public
My Commission Expires: 11/22/97

AFFIDAVIT OF VALUE

The actual consideration or value for this transfer, whichever is greater, is **$ 342,500.00**.

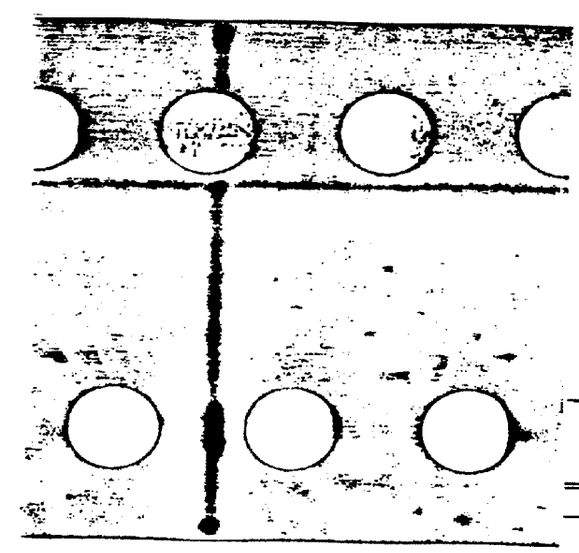
JOSEPH K. PRESLEY

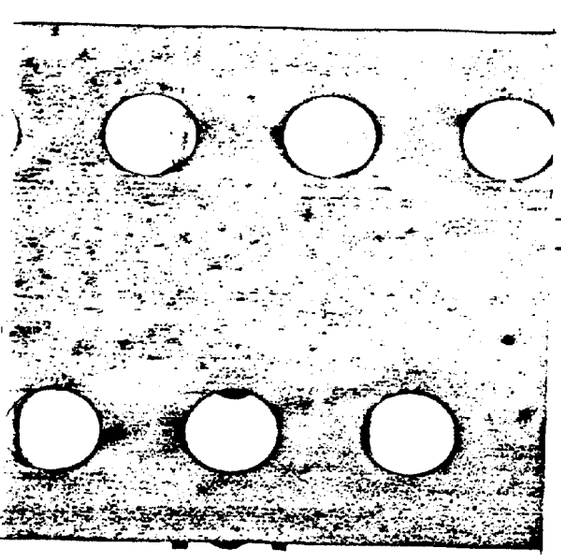
Sworn to and subscribed before me this 31st day of March, 1994.

NOTARY PUBLIC
My Commission Expires: 11/22/97

WD-W&S.DOC
File No. 1416

TENNESSEE TITLE & ESCROW CO.
Title Co. T.G. No.





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

RECEIVED OF _____

FOR _____

BOOK 9299 PAGE 350

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	342500.00
			CON TX	1267.25
			PRFEE	1.00
			WDEED	8.00
			TOTAL	1276.25
			CHECK	1276.25
04/04/94	01		15:47 0001	9178

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

34580
IDENTIFICATION REFERENCE

94 APR -4 PM 3:46
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 774438