Book 36

BOOK 9371 PAGE 260

FROM: RUBY ODELL TURNER, ET AL

TO: BARRY A. BURNETTE

THIS INSTRUMENT PREPARED BY:
Steven G. Waters, Attorney
3401 West End Avenue
Suite 670
Nashville, TN 37203

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
Barry A. Burnette 4306 Idaho Ave. Nashville, TN 37209	New Owner	Map 142 Parcel 210 9D-02515

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 600,000.00.

Affiant

Subscribed and sworn to before me, this the 6 day of June, 1994.

NOTARY PUBLIC

My Comm. Expires: NOTARY PUBLIC AT LARGE Douglas A. Brace My Commission Expires January 24, 1998 STATE OF TENNESSEE

94 JUN -7 AM 11:2

58514

IDENTIFICATION REFERENCE

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **RUBY ODELL TURNER (Formerly Ruby Abdo), MARION G. MILLS (Formerly Marion E. Wingerter), ELAINE T. WINGERTER, Co-Trustees SHELLY E. HICKCOX and EDWARD CHAMBLISS for the WINGERTER TRUST**, hereinafter called the "GRANTOR", has bargained and sold, and by these presents does transfer and convey unto **BARRY A. BURNETTE**, hereinafter called "GRANTEE", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in the 9th Civil district of Davidson County, Tennessee, being Lot No. 3 on the Plan of Bernie Terrell Property of record in Book 5060, page 181, Register's Office for Davidson County, Tennessee, more particularly described as follows:

Beginning at a concrete monument at the Northwest corner of the Bernie Terrell Property as shown on the Plat of record in Book 5060, page 181, Register's Office for Davidson County: thence North 73 degrees 53' 15" E 160.24 feet to a point; thence S. 18 degrees 16' 56" E 269.99 feet to a point; thence S 70 degrees 42' 27" W 162.43 feet to a point; thence N 17 degrees 48' 48" W 278.93 feet to the point of beginning, containing 1.016 acres, more or less.

Being the same property conveyed to Donald Abdo and Ronald L. Kaatrude by deed from Bernie W. Terrell Enterprises, Inc. of record in Book 5235, Page 874,

said Register's Office for Davidson County, Tennessee. The said Robert L. Kaatrude, a single person, conveyed his 1/2 interest in said property to Donald Abdo and Marvin E. Wingerter of record in Book 5701, Page 398, said Register's Office. To create a tenancy by the entirety in a 2/3 interest in said property and a 1/3 interest in said property, Donald Abdo and Marvin E. Wingerter conveyed their interest to Phillip Saindon, Trustee, who conveyed back to Donald Abdo and wife, Ruby Abdo a 2/3 interest in said property as tenants by the entirety and a 1/3 interest to Marvin E. Wingerter by Quitclaim Deed of record in Book 5843, Page 97, said Register's Office. To create tenancy by the entirety in the 1/3 interest of said property Marvin E. Wingerter and wife, Marion G. Wingerter conveyed their interest to Phillip, Saindon, Trustee, who then conveyed back to Marvin E. Wingerter and wife, Marion G. Wingerter as tenants by the entirety in a 1/3 interest by Quitclaim Deed of record in Book 5851, Page 338, said Register's Office. The said Marvin E. Wingerter and wife, Marion G. Wingerter have since divorced and pursuant to Final Order of Divorce, No. 5070, filed in the Chancery Court of Wilson County, Tennessee, at Lebanon, the decree vests title to Marvin E. Wingerter and Marion G. Wingerter as tenants in common as to their 1/3 interest in said property. Subsequently the said Marvin E. Wingerter has since died on November 23, 1986, and pursuant to his Last Will and Testament of record in Book 7382, page 715, Register's Office for Davidson County, Tennessee, the title is now vested in his new wife, Elaine T. Wingerter, as to a 1/12 interest; Edward Chambliss and Nicholas Barbier as Co-Trustee's of the Wingerter Trust a 1/12 interest; and Marion G. Wingerter a 1/6 interest. The said Nicholas Barbier, Co-Trustee, has resigned as Co-Trustee and by Order in the Probate Court for Wilson County, Tennessee, dated September 6, 1990, Shelley E. Hickcox was appointed Co-Trustee with Edward Chambliss of the Trust created under The Last Will and Testament of Marvin E. Wingerter. The said Donald Abdo and wife, Ruby Abdo have since divorced and pursuant to Final Order, No. 5044, filed in the Chancery Court of Wilson County, Tennessee, at Lebanon. The said Donald Abdo has quitclaimed his interest in the said property to Ruby Odell Turner (formerly Ruby Abdo) by deed of record in Book 9371, page 258, Register's Office for Davidson County, Tennessee.

Said property is transferred subject to such limitations, restrictions, and encumbrances as set forth below:

1. All matters as shown on the plan of record in Book 5060, page 181, Register's Office for said County.

This is improved property known as 7107 Highway 70 S., Nashville, Tennessee 37221.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, their heirs and assigns, forever, and we do covenant with the said GRANTEE 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 GRANTEE, 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 our hands this 6th day of JUNE, 1994.

Ruby O'Dell Turner
RUBY O'DELL TURNER

Marion E. G. Mills
MARION E. MILLS

Elaine T. Wingerter
ELAINE T. WINGERTER

Shelley E. Hickcox
SHELLEY E. HICKCOX

Edward Chambliss
EDWARD CHAMBLISS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State, **RUBY ODELL TURNER,** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand this 6th day of JUNE, 1994.

NOTARY PUBLIC

My Commission Expires: 11-20-96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State, **MARION E. G. MILLS,** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand this 6th day of JUNE, 1994.

NOTARY PUBLIC

My Commission Expires: 11-20-96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State, **ELAINE T. WINGERTER** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand this 6th day of June, 1994.

NOTARY PUBLIC

My Commission Expires: 11-20-96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State, **Co-Trustees SHELLEY E. HICKCOX and EDWARD CHAMBLISS for the WINGERTER TRUST** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand this 6th day of June, 1994.

NOTARY PUBLIC

My Commission Expires: 11-20-96

3370 06/07 01:01 03CHECK 2237.00

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

RECEIVED OF _____

FOR _____

BOOK 9371 PAGE 264

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 600000.00
				CON TX 2220.00
				PRFEE 1.00
				WDEED 16.00
				TOTAL 2237.00
				CHECK 2237.00
06/07/94	01			11:22 0001 3370

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

58514
IDENTIFICATION REFERENCE

94 JUN -7 AM 11:21
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 800139