BOOK 9789 PG 206

This Instrument Prepared by:

GLENN S. MACBETH
ATTORNEY AT LAW
SUITE 12 LINCOLN SQUARE
1535 WEST NORTHFIELD BOULEVARD
MURFREESBORO, TENNESSEE 37129

NAME AND ADDRESS OF NEW OWNERS:

William J. Burke
312 Fielding Crest
Brentwood, TN 37027

SEND TAX BILLS TO: Same

95 SEP -8 AM 11:03
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
PICK-UP
0098280

WARRANTY DEED

(Map/Parcel No. 91-7/182)

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of all of which is hereby acknowledged, we, the undersigned, **Allen H. Curtis and wife, Rachel Durham Curtis,** have bargained and sold and do hereby transfer and convey unto **William J. Burke and wife, Mary Burke**, their heirs and assigns, forever, that certain property located and situated in Davidson County, Tennessee, and more particularly described as follows:

LAND in Davidson County, Tennessee, being Lots Nos. Nine Hundred and Five (905) and Nine Hundred and Seven (907) of Block 140, Plan No. 1, West Nashville, as of record in Book 57, pages 74 and 75, Register's Office for Davidson County, Tennessee.

SAID Lots join and front together fifty (50) feet on the north side of Kentucky Avenue, and extend back northwardly between parallel lines, one hundred and fifty (150) feet to an alley.

BEING the same property conveyed to Allen H. Curtis and wife, Rachel Durham Curtis, by deed from David J. Waynick, as Successor Trustee, of record in Book 9457, page 541, Register's Office for County, Tennessee. See also Affidavit of Heirship being recorded simultaneously herewith in Book 9789, page 205, said Register's Office.

This conveyance is made subject to restrictive covenants, easements and setback lines that are applicable to the above described property, and of record, and to all zoning and subdivision restriction of the appropriate governmental body.

This is improved property known as: 5002 Kentucky Avenue, Nashville, Tennessee 37209

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

GRANTORS COVENANT with the said Grantees that Grantors are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except as noted herein and for the 1995 real property taxes which will be prorated at closing and assumed by the Grantees.

GRANTORS FURTHER COVENANT and bind Grantors, their heirs and assigns, to warrant and forever defend the title to said real estate unto the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS OUR HANDS AND SIGNATURES on this the 7th day of September, 1995.

Allen H. Curtis
ALLEN H. CURTIS

Rachel Durham Curtis
RACHEL DURHAM CURTIS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Allen H. Curtis and wife, Rachel Durham Curtis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal at office in Nashville, Tennessee, on this the 7th day of September, 1995.

NOTARY PUBLIC

My Commission Expires: September 15, 1998

GLENN S. MACBETH * NOTARY PUBLIC AT LARGE * RUTHERFORD CO. TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $45,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

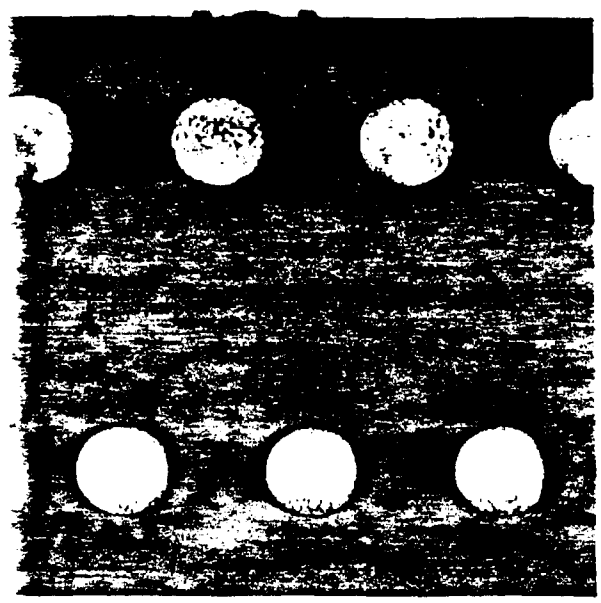
Subscribed and sworn to before me this 7th day of September, 1995.

NOTARY PUBLIC

My Commission Expires: September 15, 1998

GLENN S. MACBETH * NOTARY PUBLIC AT LARGE * RUTHERFORD CO. TENN.

1928 09/08 0101 03CHECK 175.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

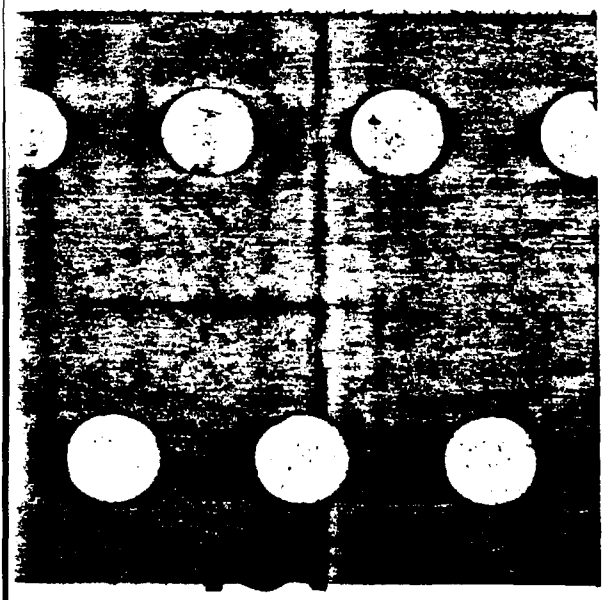
RECEIVED OF _____

FOR _____

BOOK 9789 PG 208

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 45000.00
CON TX 166.50
PRFEE 1.00
WDEED 8.00
TOTAL 175.50
CHECK 175.50

09/08/95 01 11:04 0001 1928

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0098280
IDENTIF. ↑ REFERENCE

95 SEP -8 AM 11:03
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 950812