503

This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

BOOK 9817 PG 190

ADDRESS NEW OWNER:
Charles W. Burson and Marion C. Burson
3719 Central Avenue
Nashville, Tennessee 37205

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Union Planters Bank of Middle Tennessee, N.A.
401 Union Street
Nashville, Tn 37219

MAP AND PARCEL:
MAP 104-9
GROUP
PARCEL 51

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, William E. Martin and wife, Jean Nelson, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Charles W. Burson and wife, Marion C. Burson, 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:

> Land in Davidson County, Tennessee, being Lot No. 172 on the Plan of Richland Realty Company's Second Subdivision, Division "B", of record in Book 332, page 92, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to William E. Martin and wife, Jean Nelson by deed from Karin Dale Coble, an unmarried person, as of record in Book 6405, page 126, Register's Office for Davidson County, Tennessee.

This is improved property known as 3719 Central Avenue, Nashville, TN 37205.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to the 1995 taxes and subsequent years taxes thereafter.
2. All matter shown on the Plan of record in Book 332, page 92, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Charles W. Burson and wife, Marion C. Burson, their heirs and assigns, forever; and we, William E. Martin and wife, Jean Nelson, 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 29th day of September, 1995.

William E. Martin By Jean C. Nelson
Attorney-in-Fact

William E. Martin By Jean C. Nelson,
Attorney-in-Fact

Jean Nelson

STATE OF District of Columbia
COUNTY OF Washington, D.C.

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Jean Nelson, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at 401 M St. S.W., Washington, D.C., this the 28th day of September, 1995.

Marie A. Olds
NOTARY PUBLIC

My Commission Expires:

March 14, 1998

STATE OF District of Columbia
COUNTY OF Washington, D.C.

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within Jean Nelson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument on behalf of William E. Martin, as his Attorney-In-Fact, as the free act and deed of the within named William E. Martin. Witness my hand and official seal at 401 M St. S.W. Washington, D.C., this 28th day of September, 1995.

Marie A. Olds
NOTARY PUBLIC

My Commission Expires:

March 14, 1998

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 329,000.00.

Marion C Burden
AFFIANT

Subscribed and sworn to before me
this 29th day of September, 1995.

NOTARY PUBLIC
My Commission Expires: Nov 29, 1996

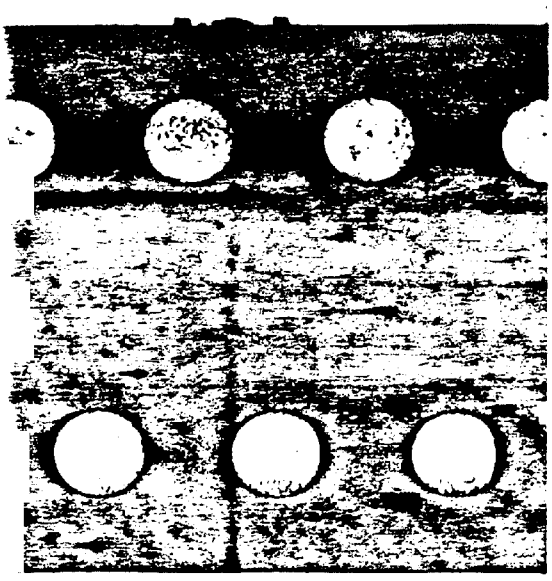
2669 10/04 0101 03CHECK 1226.30

95 OCT -4 AM 9:03

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

0108359

IDENTIF. & REFERENCE



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

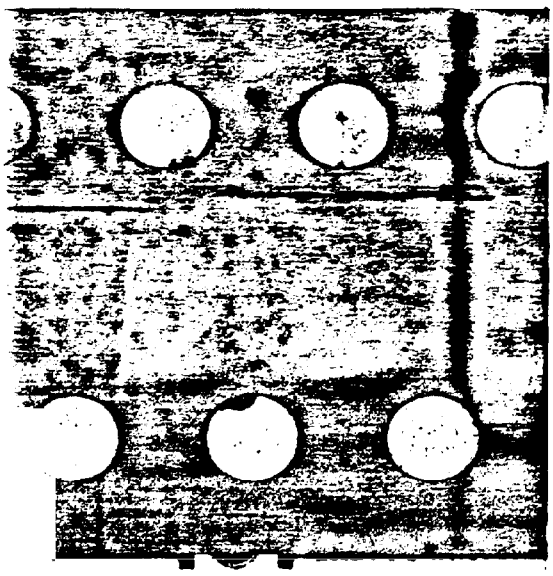
RECEIVED OF _____

FOR _____

BOOK 9817 PG 192

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
329000.00
CON TX 1217.30
PRFEE 1.00
WDEED 8.00
TOTAL 1226.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 1226.30

10/04/95 01 09:04 0001 2669

0108359
IDENTIF. & REFERENCE

95 OCT -4 AM 9:03
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

No. 961455