BOOK 9967 PG 578

0156606

IDENTIF. & REFERENCE

95 MAR -4 PM 4:23

REGISTER
DAVIDSON COUNTY, TN.

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

John M. Jordan, Attorney
2323 CRESTMOOR RD.,
NASHVILLE, TN. 37215

THIS INDENTURE, made and entered into as of the **28th** day of **February, 1996** by and between

ROBERT A. GRIDER and SUSAN D. GRIDER, HUSBAND AND WIFE ,

hereinafter referred to as Grantor, and

HOYT BURFIELD and MARY BURFIELD, HUSBAND AND WIFE ,

hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

BEING THE NORTHWESTERLY 66.2 FEET OF LOT NO. 68 AND THE SOUTHEASTERLY 6.1 FEET OF LOT NO.67 ON THE UNRECORDED MAP OF SCENIC VIEW SUBDIVISION, AND BEING LOT "J" ON THE MAP OF RESUBDIVISION OF LOTS 67 TO 74, INCLUSIVE, OF SAID PLAN AND DESCRIBED ACCORDING TO A COPY OF A SURVEY THEREOF MADE BY JAMES L. MURPHY, JR., SURVEYOR, DATED APRIL 21, 1959.

BEING AT A POINT IN THE NORTHEASTERLY MARGIN OF HAVRON AVENUE, NOW SCENIC VIEW DRIVE, 33.8 FEET NORTHWEST FROM THE COMMON CORNER TO LOTS NOS. 68 AND 69; SAID POINT STRIP DEDICATED FOR A PUBLIC WALKWAY; THENCE NORTHEASTERLY PARALLEL TO THE LINE BETWEEN LOTS NOS. 68 AND 69, 171.8 FEET TO THE LINE OF LOT NO. 51; THENCE WITH THE LINE BETWEEN LOTS NOS. 51 AND 50, NORTHWESTERLY 72.3 FEET TO A POINT; THENCE SOUTHWESTERLY 172.56 FEET TO THE MARGIN OF HAVRON AVENUE; THENCE WITH THE MARGIN OF THE SAME, SOUTHEASTERLY 72.3 FEET TO THE POINT OF THE BEGINNING.

BEING ALL THE SAME PROPERTY CONVEYED TO ROBERT A. GRIDER AND WIFE, SUSAN D. GRIDER BY DEED FROM JAMES A. BOGLE, A WIDOWER OF RECORD IN BOOK 7755, PAGE 378 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, their heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,

SUBJECT TO THE MATTERS SHOWN ON THE RECORDED PLAN AND TO THE RESTRICTIONS OF RECORD.

and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

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.

BOOK 9967 PG 579

WITNESS the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

Robert A Grider
ROBERT A. GRIDER

Susan D. Grider
SUSAN D. GRIDER

INDIVIDUAL

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **ROBERT A. GRIDER and SUSAN D. GRIDER, HUSBAND AND WIFE** , the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **28th** day of **February, 1996.**

Notary Public

Commission Expiration: 3-25-1999

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

VALUATION AFFIDAVIT

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 **$54,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

4627 03/04 0101 03CHECK 208.80

Hoyt W. Burfield
Affiant

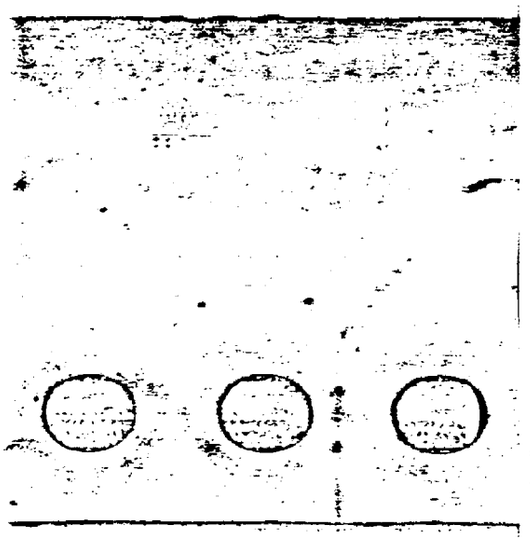
Subscribed and sworn to before me this **28th** day of **February, 1996.**

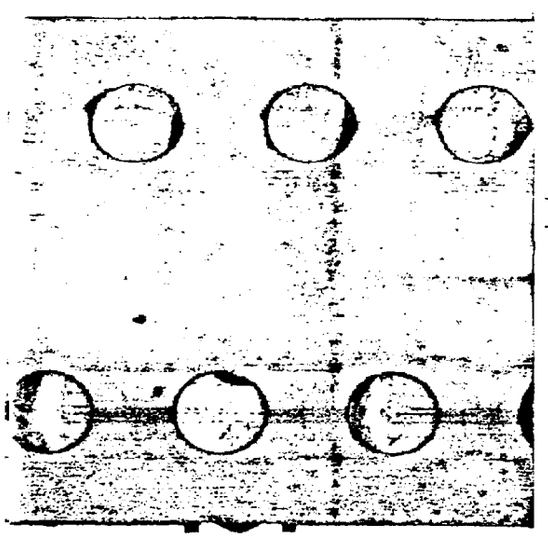
Notary Public

Commission Expiration: 3-25-1999

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
ANDERSON & JORDAN ESCROW CO., INC. 2323 CRESTMOOR RD., NASHVILLE, TN. 37215	HOYT BURFIELD MARY BURFIELD 131 SCENIC VIEW OLD HICKORY, TN 37138	131 SCENIC VIEW OLD HICKORY, TN 37138 MAP PARCEL NUMBER 44-5-8/04036855





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

RECEIVED OF _____

FOR _____

POUK 9967 PG 580

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	54000.00
CON TX	199.80
PRFEE	1.00
WDEED	8.00
TOTAL	208.80
CHECK	208.80

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

96 MAR 04 PM 12:27 0001 4627

0156606
IDENTIF. # REFERENCE

96 MAR -4 PM 4:23
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1012747