**WARRANTY DEED**

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER
(35429)

STATE OF TENNESSEE BOOK 11455 PG 467
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 61,000.00
Tondallia Jones
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF May 19 97
Notary Public
MY COMMISSION EXPIRES: 1/28/98
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Tondallia Jones (NAME) | NationsBanc Mortgage Corporation (NAME) | 72-14-19 |
| 1141 Cahal Avenue (ADDRESS) | P.O. Box 353 (ADDRESS) | 27W-27385 |
| Nashville, TN 37206 (CITY) (STATE) (ZIP) | Louisville, KY 40201-0353 (CITY) (STATE) (ZIP) | |

FOR AND CONSIDERATION OF THE SUM OF TEN 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 H. Burke and wife, Deloris Burke

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tondallia Jones and Nettie B. Guthrie, both unmarried AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP IN FEE N.G.

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:

Being referred to as Parcel 19 on the Plan of the Revised 2nd Subdivision of Part of Lot No. 1, of the Cahal Lands, as recorded in Book 4885, Page 133, Register's Office for Davidson County, Tennessee.

Said lot fronts 50 feet on the northerly margin of Cahal Avenue and extends back between parallel lines, a distance of 273.50 feet to a dead line in the rear which measures 50 feet thereon.

BEING the same property conveyed to William H. Burke and wife, Deloris Burke by deed from William H. Dorris and Bob Woods of record in Book 7007, Page 769, Register's Office for Davidson County, Tennessee.

The foregoing is the same legal description as appears in the previous deed of record.

FILED AND RECORDED
DAVIDSON COUNTY, TN.
97 MAY 15 PM 2:05

IDENTIFICATION REFERENCE 0305294

unimproved ( )
This is improved ( X ) property, known as: 1141 Cahal Avenue, Nashville, TN 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 12th day of May 19 97

William H. Burke

Deloris Burke

1455 05/15 0101 03CHECK 234.5

BOOK 10455 PG 468

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William H. Burke and wife, Deloris Burke

the bargainor s, 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 and official seal at Nashville, Tennessee, this 12th day of May 19 97.

Commission expires 11/28/98

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

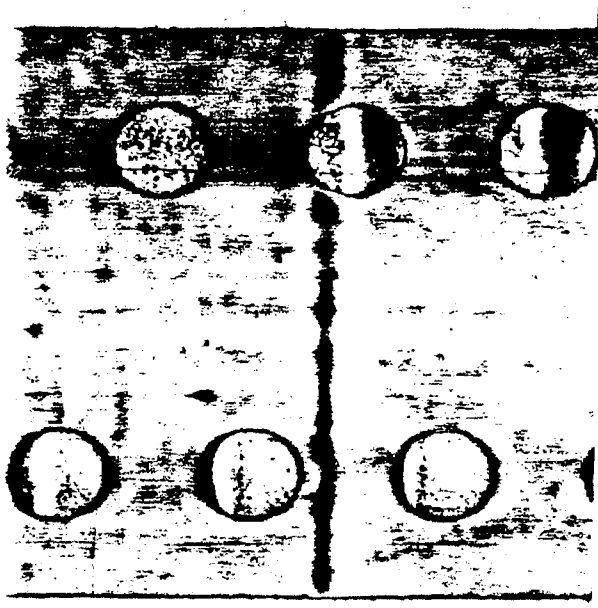
STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ duy of _____ 19_____ .

My commission expires _____

_____
Notary Public



**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

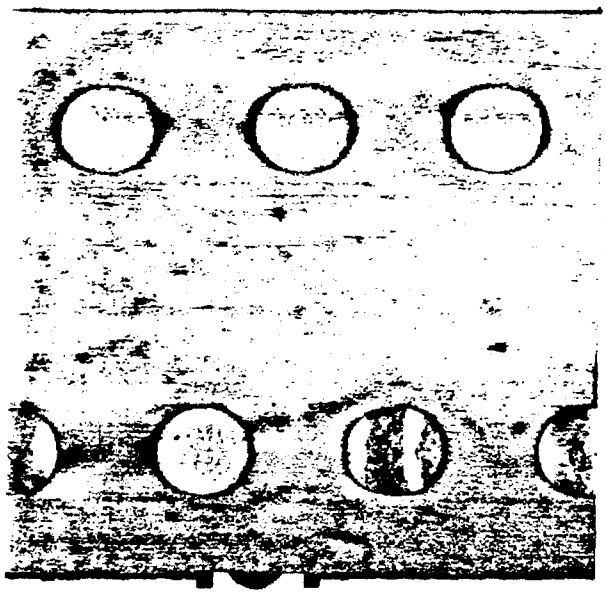
RECEIVED OF _____

FOR _____

BOOK 10455 PG 469

| | | |
|---|---|---|
| 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 61000.00
CON TX 225.70
PRFEE 1.00
WDEED 8.00
TOTAL 234.70
CHECK 234.70

05/15/97 01 14:11 0001 1455

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0305294
IDENTIF. ↑ REFERENCE

97 MAY 15 PM 2:05
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 1151473