PLEASE RETURN TO:
AMERICAN ESCROW COMPANY
105 HAZEL PATH P.O. BOX 1733
HENDERSONVILLE, TN 37077

BOOK 10554 PG 103

STATE OF TENNESSEE
COUNTY OF Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 66,200.00

Jeremy L. Burns
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July, 1997

W. K. Georgas, Jr.
Notary Public

MY COMMISSION EXPIRES October 7, 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
AMERICAN ESCROW COMPANY, 105 Hazel Path, P.O. Box 1733, Hendersonville, TN 37077
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE: SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Jeremy L. Burns	First Republic Mortgage	53-03-89
(NAME) 1300 Berry Street	(NAME) 3212 West End Avenue, Suite 500	
(STREET ADDRESS OR ROUTE NUMBER) Old Hickory, TN 37138	(STREET ADDRESS) Nashville, TN 37203	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	

FOR AND IN 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, Steven C. Chandler, a married man & Marcia K. Chandler, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeremy L. Burns and wife, Kimberly L. Burns

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 Number 156 on the Plan of Village of Old Hickory, Section "C" of record in Plat Book 1424, Page 66, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Steven C. Chandler, a married man & Marcia K. Chandler, Unmarried by Deed of record in Book 10378, Page 426, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions and easements of record.

Lisa D. Chandler, Spouse of Steven C. Chandler joins in this conveyance for the express purpose of conveying any and all of her right, title and interest, including all marital and homestead rights, in and unto the within described property, to the named Grantees.

This is ~~unimproved~~ improved XX property, known as 1300 Berry Street (House Number) (Street) Old Hickory, TN 37138 (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 31st day of July, 1997

Steven C. Chandler

Lisa D. Chandler

Marcia K. Chandler

BOOK 10554 PG 104

STATE OF TENNESSEE
County of Sumner

Personally appeared before me,

Steven C. Chandler, a married man & Marcia K. Chandler, Unmarried & Lisa D. Chandler

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 31st day of July , 19 97

Commission expires October 7, 1998

W. K. Georgas, Jr. Notary Public

STATE OF TENNESSEE
County of Sumner

Personally appeared before me,

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the _____ of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 31st day of July 19 97

Commission expires October 7, 1998

W. K. Georgas, Jr. Notary Public

133345

97 AUG -4 AM 8:50

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

2307 08/04 0101 03CHECK 253.94

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10554 PG 105

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 66200.00
CON TX 244.94
PRFEE 1.00
WDEED 8.00
TOTAL 253.94
CHECK 253.94

08/04/97 01 08:51 0001 2307

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

033345

IDENTIFICATION

97 AUG -4 AM 8:50

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1181925