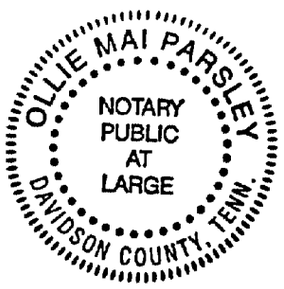
980397

BOOK 10763 PG 689



My Commission Expires MAR. 27, 1999

STATE OF TENNESSEE
COUNTY OF Davidson

8024

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 132,000.00

X Jon B. Burgan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF January, 19 98.

Ollie Mai Parsley
Notary Public / Ollie Mai Parsley

MY COMMISSION EXPIRES: 3/27/99

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 51 Century Blvd., #110, Nashville, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John D. Dunn	NationsBanc Mortgage Corporation	150-12-A-16 CO
(NAME)	(NAME)	
3725 Huntingboro Trail	P. O. Box 353	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Antioch, TN 37013	Louisville, KY 40201-0353	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (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, Jon B. Burgan and wife, Kimberly J. Burgan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John D. Dunn and wife, Karen P. Dunn

JBF KJB

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. 691 on the Plan of Phase II, Somerset, of record in Plat Book 6900, page 734, Register's Office for said County.

Said Lot No. 691 fronts 63.87 feet on the easterly margin of Huntingboro Trail and extends back 134.61 feet on the northerly line and 151.51 feet on the southerly line to a dead line in the rear measuring 71.00 feet thereon.

BEING the same property conveyed to Jon B. Burgan and Kimberly Jean Walker, joint tenants with right of survivorship, by deed from Phillips Builders, Inc., filed of record in Book 8741, page 504, Register's Office for Davidson County, Tennessee.

The said Kimberly Jean Walker now known as Kimberly J. Burgan.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This is improved property known as 3725 Huntingboro Trail, Antioch, TN 37013

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 their hands this 20th day of January, 19 98.

Jon B. Burgan

Jon B. Burgan

Kimberly J. Burgan

Kimberly J. Burgan

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Ollie Mai Parsley, a Notary Public in and for said County and State, the within named

Jon B. Burgan and wife, Kimberly J. Burgan

the 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 and official seal at Nashville, Tennessee, this 20th day of January, 1998.

My commission expires 3/27/99

Notary Public Ollie Mai Parsley

OLLIE MAI PARSLEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 27, 1999

0391978

IDENTIF. ↑ REFERENCE

98 JAN 21 PM 12:28

ELLIA Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

4057 01/21 0101 03CHECK 497.40

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

RECEIVED OF _____

FOR _____

BOOK 10763 PG 691

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 132000.00
CON TX 488.40
PRFEE 1.00
WDEED 8.00
TOTAL 497.40
CHECK 497.40

01/21/98 01 12:35 0001 4057

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0391978
IDENTIF. ↑ REFERENCE

98 JAN 21 PM 12:31
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1244678