Sidwell

BOOK 11238 PAGE 903

File Box 9-B
First Title and Escrow Company, Inc.

WARRANTY DEED

THIS INSTRUMENT PREPARED BY
George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

#16122

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ERNEST N. BURSON, III	NEW OWNER	146-5
(NAME)	(NAME)	
993 Overton Lea Road		1
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37220		OH11504
(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, LYNN G. MAHAN AND WIFE, LYNNE M. MAHAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ERNEST N. BURSON, III AND WIFE, ROSEMARY CRAIGHEAD BURSON

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 9 on the plan of Lealand Manor, Fifth Addition, Block "A", a part of the Overton Lea Estate, not of record, described according to a survey made by William A. Pitts, Surveyor, as follows:

Beginning on the southerly margin of Overton Lea Road at the northeast corner of the property conveyed to Allen M. Steele and wife, by deed from F. N. McNeill, Jr., Executor and Trustee, of record in Book 2084, page 462, Register's Office for said County, being the corner of Lots No. 8 and 9, thence with the line between said two lots, and with said Steele's easterly line, south 27 deg. 39 min. west 948.9 feet to the northerly margin of the property conveyed to John H. Cheek, Jr. and wife, by deed from F.N. McNeill, Jr., Executor and Trustee, of record in Book 1807, page 457, said Register's Office; thence with same, south 51 deg. 30 min. east 103.1 feet; thence south 60 deg. 26 min. east 29.9 feet to the corner of Lots Nos. 9 and 10; thence with the line between said two lots north 35 deg. east 929.5 feet to the southerly margin of Overton Lea Road; thence with same, westwardly 253.44 feet to the beginning, containing 4.145 acres, more or less.

Being the same property conveyed to Lynn G. Mahan and Lynne M. Mahan, husband and wife by deed from Robert D. Sanders and Margaret L. Sanders, husband and wife of record in Book 9151, page 170, said Register's Office.

This conveyance is made subject to: (1) Easements of record in Book 6342, page 470; and (2) Restrictions of record in Book 1081, page 642, Book 1972, page 574, and Book 6434, page 831, said Register's Office.

6243 12/07 0101 03CHECK 1602.00

This is improved (XX) unimproved ( ) property, known as 993 Overton Lea Road, Nashville, Tennessee 37220

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 30th day of November 19 98

LYNN G. MAHAN

LYNNE M. MAHAN

BOOK 11238 PAGE 904

STATE OF TENNESSEE Williamson
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, LYNN G. MAHAN AND WIFE, LYNNE M. MAHAN

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

Witness my hand at office, this 30th day of November, 19 98.

My commission expires 3/18/99 Notary Public _____

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ 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 _____ day of _____, 19____.

My commission expires _____ Notary Public _____

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE PATTERSON

MAIL ENV.

98 DEC -7 AM 8:36
DAVIDSON COUNTY, TN.
REGISTER

052127

IDENTIFICATION REFERENCE

STATE OF TENNESSEE Williamson
COUNTY OF _____

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 430,000.00

_____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF November, 1998

MY COMMISSION EXPIRES: 6/22/01 (AFFIX SEAL)

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TENN

_____
Notary Public

WARRANTY DEED

FROM

LYNN G. MAHAN AND WIFE, LYNNE M. MAHAN

TO

ERNEST N. BURSON, III AND WIFE, ROSEMARY CRAIGHEAD BURSON

PLEASE RETURN TO:

First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 430000.00
				CON TX 1591.00
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 1602.00
				CHECK 1602.00

BOOK 11238 PAGE 905

12/07/98 01 08:38 0001 6243

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05212772
IDENTIF. ↑ REFERENCE

98 DEC -7 AM 8:36
BILL BARNETT REGISTER
DAVIDSON COUNTY, TN.

No. 1381246