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DAVIDSON CO. TN.
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PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
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Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: wilkins.ivey@home.com

W & I Ref: (sk) Title No: 41078
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Michael Ray Petracek and Constance Elizabeth Petracek Living Trust dated August 6, 1997 111 Postwood Place Nashville, TN 37205	SAME

TAX MAP-PARCEL NUMBERS: 103-15-A-11

WARRANTY DEED

08/03 0101 03CHECK 10.00

FOR AND IN CONSIDERATION of the sum of **$ 368,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **John R. Burch, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Michael Ray Petracek and Constance Elizabeth Petracek Living Trust Agreement dated August 6, 1997,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 11 on the Revised Plan of Postwood of record in Plat Book 5200, Page 104, Register's Office for said County.

SAID Lot No. 11 fronts 60.00 feet on the southeasterly margin of Postwood Place and extends back 97.34 feet on the southwesterly lines and 98.37 feet on the northeasterly line to a dead line in the rear, measuring 60.01 feet thereon.

BEING the same property conveyed to John R. Burch by deed from William T. Calton and wife, Theresa R. Calton of record in Book 8787, page 471, Register's Office for Davidson County, Tennessee.

Linda J. Burch, wife of John R. Burch, joins in this conveyance for the sole purpose of conveying any and all marital interest she may have in the above described property.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 1999, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 5200, Page 104, said Register's Office, which Plan shows a 15 foot minimum building setback line from Postwood Place and 5 foot foot easement for maintenance purposes along the rear line(s); The Declaration of Covenants, Conditions and Restrictions of record in Book 5362, page 13, Book 5635, page 706, corrected in Book 5794, page 68, Book 5116, page 225, Book 5910, page 322, Book 8240, page 746, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars

This is improved property, known as: 111 Postwood Place, Nashville, TN 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 2nd day of August, 1999.

John R. Burch
John R. Burch

Linda J. Burch
Linda J. Burch

State of Tennessee
County of Davidson

On this 2nd day of August, 1999, before me the undersigned authority, personally appeared **John R. Burch** and Linda J. Burch, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires: _____

Notary Public

AFFIDAVIT

My Commission Expires: MAY 22, 2003

This conveyance is to a revocable living trust and is exempt from the transfer tax pursuant to Tennessee Code Annotated, Section 67-4-409 (a) (3) (F).

Constance Elizabeth Petrunek, Trustee
Affiant

Sworn and subscribed before me on August 2, 1999.

Notary Public

My Commission Expires: _____

CHARITY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 9/18/99