RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) 38492 FILE BOX "7"

BOOK 11765 PAGE 1

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **95,000.00.**

Robt F Scarborough
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 23 DAY OF NOVEMBER, 1999.

Notary Public

MY COMMISSION EXPIRES: 9/22/02

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37203

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL #
LESLIE BURNS et vir **1911 Berkshire Drive** **Nashville, Tennessee 37216**	**S A M E**	**72-16-27** **15DZ-61860**

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 **I, ROBERT F. SCARBOROUGH, JR., UNMARRIED**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **LESLIE BURNS and RACARDO 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:

Described land situated in Nashville, Davidson County, Tennessee, being Lot No. 55 on the Plan of Burchwood Gardens, Section Two, of record in Plat Book 2900, page 66, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Robert F. Scarborough, Jr., by deed from Secretary of Housing and Urban Development of record in Book 9196, page 29, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as **1911 Berkshire Drive, Nashville, Tennessee 37216**
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 MY HAND THIS 23 DAY OF NOVEMBER, 1999.

Robt F Scarborough

ROBERT F. SCARBOROUGH, JR.

99 DEC -2 AM 8:57
WILL GARRETT REGISTER
DAVIDSON COUNTY, TENN.
REC 12/03 0101 02CHECK 362.50

00025433

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

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 **ROBERT F. SCARBOROUGH, JR., UNMARRIED**

the bargainors with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.
Witness my hand and official seal at NASHVILLE, TENNESSEE, this the 23 day of November, 1999.

ALAN L. SATTERFIELD NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

My Commission Expires: 9/28/2002

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the _____ day of _____, 19_99___, before me personally appeared _____ to me known to be the person who executed the foregoing instrument in behalf of
as _____ Attorney in Fact, and acknowledged that ___ executed the same as the free act and deed of the said though they had personally acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the _____ day of November, 1999.

_____
NOTARY PUBLIC

My Commission Expires: _____

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11765 PAGE 3

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	CFEE	COMPUTER FEE	PRFEE	PROBATE FEE

U662943 REFERENCE

99 DEC -2 AM 8:57
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	95000.00
CON TX	351.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	362.50
CHECK	362.50

12/02/99 01 08:58 0001 7263

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1544862