THIS INSTRUMENT PREPARED BY:
HAYNES & FREEMAN
140 North Main Street
P. O. Box 527
Goodlettsville, Tennessee 37070

Davidson County DEEDWARR
Recvd: 01/09/01 10:25 2pgs
Fees:11.00 Taxes:216.45
20010109-0002726

WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map-Parcel Nos.
Jimmy Kleinert, Sr., et ux 741 Saunders Court Nashville, TN 37216	Same	061-14-0-036.00

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, **CLAUDIA BEASLEY, WILLIAM MURRAY AND DAVID WAYNE MURRAY, DEVISEES UNDER THE WILL OF WILLIE ALSUP MURRAY, DECEASED,** have this day bargained and sold, and do hereby transfer and convey unto the said **JIMMY KLEINERT, SR. and wife, AUDREY KLEINERT,** the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the western half of Lot 82 on the plan of the Maplewood Heights Subdivision, a plan of which is of record in Book 547, pages 77-78, Register's Office for said County.

Said Lot 82 fronts 100.6 feet on the northerly side of a county road and runs back 315.4 feet on the west line and 304.97 feet on the east line, with the westerly margin of Saunders Avenue to a dead line, and shows 100 feet on said dead line.

Being the same property conveyed to Claudia Beasley, William Murray and David Wayne Murray, devisees under the Will of Willie Alsup Murray, deceased of record in Will Book 185, page 128, and being the same property conveyed to Claude O. Murray and wife, Willie A. Murray by deed from Frank E. Ratner, Trustee of record in Book 5100, page 322, the said Claude O. Murray having predeceased Willie A. Murray.

STATE OF TENNESSEE
COUNTY OF SUMNER The actual consideration or value whichever is greater, for this transfer is $58,500.00.
Subscribed and sworn to before me this 3rd of January, 2001. Affiant
My Commission Expires: 3-27-04
Notary Public

This is improved property located at 741 Saunders Court, Nashville, Tennessee 37216.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees, their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 3rd day of January, 2001.

CLAUDIA BEASLEY
Devisee Under the Will of
Willie Alsup Murray, Deceased

WILLIAM MURRAY
Devisee Under thw Will of
Willie Alsup Murray, Deceased

DAVID WAYNE MURRAY
Devisee Under the Will of
Willie Alsup Murray, Deceased

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Judy Callis, a Notary Public in and for said County and State, **CLAUDIA BEASLEY, WILLIAM MURRAY, DAVID WAYNE MURRAY,** the within named 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 Goodlettsville, Tennessee, this the 3rd day of January, 2001.

NOTARY PUBLIC

My Commission Expires: 3/27/04