File Box 19B

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 30,000.00

James A Buckner Jr
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF March

Notary Public

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

MY COMMISSION EXPIRES: May 28, 2003
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 03/05/01 12:42 2pgs
Fees:11.00 Taxes:111.00

20010305-0020407

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES A. BUCKNER (NAME)	"NEW OWNERS" (NAME)	MAP 048
133 Haynes Park Drive (ADDRESS)	(ADDRESS)	PARCEL 101
Nashville, TN 37218 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	FB #13D-24480

FOR AND 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, WILLIAM RICHARD BURTON AND KIM BURTON CERVANTEZ AND GARY W. BURTON AND ANDREA BURTON DEDMAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES A. BUCKNER AND WIFE, PATRICIA H. BUCKNER

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. 1 on the Plan of Burton Farms Subdivision, as of record in Plan Book 9700, Page 634, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING part of the same property conveyed to William Richard Burton, Kim Burton Cervantez, Gary W. Burton and Andrea Burton Dedman, in equal shares, by Quitclaim Deed from Jean Burton, Executrix of the Estate of J. W. Burton (Docket No. 97P-1151), of record in Book 11204, Page 487, Register's Office for Davidson County, Tennessee. The said Judy Faye Burton having since conveyed her interst in the said property to William Richard Burton by Quitclaim Deed of record in Instrument No. 200006300065103, said Register's Office.

THIS conveyance is subject to restrictive covenants of record in Book 11682, Page 82, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

Legal Continued on Page 2

unimproved (X)
This is improved ( ) property, known as 3824 Stevens Lane, Nashville, TN 37218
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 our hand s this 2nd day of March

WILLIAM RICHARD BURTON
By: Andrea Dedman
Andrea Dedman, Attorney-in-fact

GARY W. BURTON

KIM BURTON CERVANTEZ

ANDREA BURTON DEDMAN

DCTN01WC

Legal Continued from Page 1

THIS instrument is being executed in behalf of William Richard Burton pursuant to a Power of Attorney executed by same on the 28th day of February, 2001, and being filed for record simultaneously herewith.

"Subject property is NOT now or ever has been the principal place of residence of the Grantors herein."

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 2nd day of March, 2001, before me personally appeared Andrea Dedman, to me known to be the person who executed the foregoing instrument (or proved to me on the basis of satisfactory evidence) in behalf of William Richard Burton, and acknowledged that she executed the same as the free act and deed of the said William Richard Burton.

Notary Public

My Commission Expires: May 28, 2003

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 KIM BURTON CERVANTEZ, GARY W. BURTON AND ANDREA BURTON DEDMAN, 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 Brentwood, Tennessee, this 2nd day of March, 2001.

Notary Public

My Commission Expires: May 28, 2003