File in Box No. 19 B

WARRANTY DEED

STATE OF TENNESSEE #01-8-35-B
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 35,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF August 2001

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

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
JOHNNY BURROUGHS (NAME)	"NEW OWNERS" (NAME)	MAP 093-12
2409 Floyd Ave (ADDRESS)	(ADDRESS)	PARCEL 085
Nash Tenn 37218 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	FB #14W-10015

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, BERNICE M. KARR, MARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHNNY BURROUGHS AND WIFE, LINDA BURROUGHS

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 the westerly 15 feet of Lot No. 65 and the easterly 20 feet of Lot No. 66 on the Plan of Maury and Caliborne's Addition to South nashville, of record in Book 21, Pages 84 and 85, Register's Office for Davidson County, Tennessee.

SAID parts of Lot Nos. 65 and 66 front together 35 feet on the northerly side of Green, formerly Leigh Street, and runs back between parallel lines 165 feet to an alley.

BEING the same property conveyed to Jerry Karr and wife, Bernice Karr, by Deed from Sam Karr and wife, Fannie G. Karr, of record in Book 3762, Page 71, Register's Office for Davidson County, Tennessee. Being part of the same property conveyed to Bernice M. Karr by Quitclaim Deed from Jerry Karr, of record in Book 8451, Page 834, said Register's Office.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

CONTINUED

This is improved (X) unimproved ( ) property, known as 8 Green Street, Nashville, TN 37210
(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 my hand this 24th day of August, 2001

Bernice M. Karr
BERNICE M. KARR

Jerry Karr

Davidson County DEEDWARR
Recvd: 08/28/01 13:55 2pgs
Fees:13.00 Taxes:129.50

20010828-0093269

DCTN01WC

LEGAL DESCRIPTION CONTINUATION

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

JERRY KARR, spouse of the above named Bernice M. Karr, joins in this conveyance for the purpose of releasing any and all rights he may have in and to the above described property, especially his marital rights.

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 BERNICE M. KARR and husband, JERRY KARR, 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 24th day of August, 2001.

My Commission Expires: May 28, 2003

Notary Public

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