RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP41203

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $150,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th day of August, 2002

Notary Public

MY COMMISSION EXPIRES: 9/2X/2002

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Judith A. Burnette	Leonard Nathanson	84-15-27
2323 Selma Avenue		
Nashville, TN. 37214		

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/WE,

William W. Winfree and wife, Donna F. Winfree

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

Judith A. Burnette and husband, Bobby R. Burnette

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. 9 on the unrecorded plan of Herbert Gentry's Subdivision, of a part of Lots 27 and 28 of the Bainbridge and Satterfield Subdivision, a plat of which is of record in Book 421, page 132, Register's Office for said County, and described according to a survey by Cantrell, Connell and Morrison, Engineers, November 1956, as follows:

SAID Lot No. 9 fronts 180.8 feet on the south side of Selma Avenue and extends back between lines 218.7 feet on the west line and 224.8 feet on the east line to a dead line in the rear, measuring 180.5 feet thereon.

BEING the same property conveyed to William W. Winfree and wife, Donna F. Winfree, by Warranty Deed from Adrian E. Hutchison and wife, Shirley L. Hutchison, of record in Book 6373, Page 591, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property known as 2323 Selma Avenue, Nashville, TN 37214

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/our hand(s) this 26th day of August, 2002

William W. Winfree

Donna F. Winfree

Davidson County DEEDWARR
Recvd: 08/29/02 15:54 2pgs
Fees:13.00 Taxes:555.00
20020829-0104972

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County, and State the within named William W. Winfree and wife, Donna F. Winfree, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged the execution of the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 26th day of August, 2002.

Notary Public

My Commission Expires: 9/28/2002

