BOX 10-A

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $600,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF DECEMBER, 2005. Notary Public MY COMMISSION EXPIRES: (AFFIX SEAL)

KEVIN D. MONTGOMERY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. Exp. 11/24/07

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wilson P. Burton, Jr.	New Owner	
(NAME)	(NAME)	104-2-98
6311 Ramsgate Court		
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, **ALBERT LUCIEN DALE AND WIFE, MILDRED BEATY DALE**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **WILSON P. BURTON, JR. AND WIFE, JOY K. BURTON,** 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 Lots Nos. 78 and 79 on the Revised Plan of West End Park, as of record in Book 421, pages 82 and 83, Register's Office for said County.

Said lots front together 115 feet on the easterly side of Parthenon Street , formerly Mason Avenue, and run back 142 feet on the northerly line and 150 feet on the southerly line with the northerly margin of said Parthenon Street, to an alley, measuring 161.9 feet thereon.

Included in the above but excluded therefrom is a triangle at the southeast corner of said property measuring 9 feet by 34 feet by 35 feet, which area is used for alley purposes.

Being the same property conveyed to Albert Lucien Dale and wife, Mildred Beaty Dale by deed from Broadway Realty Company, a Tennessee corporation, of record in Book 3930, page 152, Register's Office for Davidson County, Tennessee.

This conveyance is subject to: All matters appearing on the plan of record in Book 421, pages 82 and 83, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 3189 Parthenon Avenue, Nashville, TN 37209

(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.

Davidson County DEEDWARR
Recvd: 12/30/05 11:56 2 pgs
Fees:13.00 Taxes:2220.00

20051230-0156838

Witness our hands this 29th day of December, 2005.

Albert Lucien Dale

Mildred Beaty Dale

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 Albert Lucien Dale and Mildred Beaty Dale, 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 Nashville, Tennessee this 29th day of December, 2005.

Commission expires:

Kevin D. Montgomery Notary Public

