WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $180,000.00

Affiant

Subscribed and sworn to before me, this 23rd day of November, 2011

Notary Public

MY COMMISSION EXPIRES: 11/7/12
(AFFIX SEAL)

PATRICIA NICHOLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

BILL GARRETT, Davidson County
Trans:T20110074571 DEEDWARR
Recvd: 11/28/11 10:46 2 pgs
Fees:13.00 Taxes:666.00
20111128-0092150

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James M. Burgeson	Tennessee Bank & Trust	142-00-0
(NAME)	(NAME)	(MAP)
320 Bellevue Road	4007 Hillsbor Pike	059.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37221	Nashville, TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Estate of Elsie Marie Lampley, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto James M. Burgeson, unmarreid, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

A small tract of land in the 9th, formerly 14th, Civil District of Davidson County, Tennessee, near Belle View, described according to a copy of a survey thereof made February 28, 1949, by T.R. Sanford, Surveyor, as follows:

Beginning at a point in the north right of way line of the N. C. and St. L. Railroad right of way; said point being 25 feet north from the center line of the main track of said railroad, said point likewise being the southwest corner of the property that was conveyed to J. F. Denton and wife of record in Book 1385, page 448, said point being an iron pin which North 86 degrees 24' West 292 feet from the telephone pole in the north margin of said right of way, opposite an old stake in the fence row; which telephone pole is 28.8 feet westerly from Mile Post No. 12 of said N.C. & St. L. Railroad; thence along Denton's westerly line North 17 degrees 25' East 277.7 feet to an iron pin; thence North 74 degrees 30' West 227 feet to an iron pin; thence South 19 degrees 12' West 283 feet to an iron pin in the north margin of said Railroad right of way being 452 feet, more or less by deeds and 462 feet, more or less, field measure easterly from the southeast corner of the parsonage lot mentioned in the deed of record in Book 766, page 547, Register's Office; thence along the north line of said Railroad right of way, easterly around a curve, 236 feet to the point of beginning.

Being the same property conveyed to Harlon Oca Lampley and wife, Elsie Marie Lampley, by deed dated April 23, 1947, from Marshall Thomas Hatcher and wife, Mary Ruth Hatcher, of record in Book 1471, page 508, and in Book 1710, page 169 and corrected in Book 1710, page 205, Register's Office for Davidson County, Tennessee. The said Harlon Oca Lampley and Elsie Marie Lampley having since died. The said Harlon Oca Lampley having predeceased Elsie Marie Lampley.

Instrument# 20111128-0092149

Power of Attorney of record in XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX, Register's Office XXXXXXXXXX Davidson County, TN

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 320 Bellevue Road, Nashville, Tennessee 37221

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 23rd day of November, 2011.

Edna Reed Devisee by Anita Cranford Attorney-in-Fact
Edna Reed Devisee by Anita Cranford as Attorney-in-Fact

H. O. Lampley, Jr. Devisee by Anita Cranford as Attorney-in-Fact
H. O. Lampley, Jr. Devisee by Anita Cranford as Attorney-in-Fact

Evelyn Hoagland Devisee by Anita Cranford as Attorney-in-Fact
Evelyn Hoagland Devisee by Anita Cranford as Attorney-in-Fact

Christy Donegan-Devisee by Anita Cranford as Attorney-in-Fact
Christy Donegan, Devisee by Anita Cranford as Attorney-in-Fact

Anita Cranford, Devisee and Executrix

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State of Tennessee and Williamson County, appeared Anita Cranford with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon her oath acknowledged herself to be the Attorney-in-Fact for Edna Reed, H. O. Lampley, Jr., Evelyn D. Hoagland, and Christy Donegan, the within named bargainors, and that she as such Attorney-in-Fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the names Edna Reed, H. O. Lampley, Jr., Evelyn D. Hoagland, and Christy Donegan.

Witness my hand and official seal at office at Brentwood, Tennessee on this the 23rd day of November, 2011.

My Commission Expires: 1/9/2012

Lee G. C
Notary Public

LEE E. CRANFORD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Anita Cranford, Devisee and Executrix, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal at Brentwood, Tennessee, this 23rd day of November, 2011.

Lee G. C
Notary Public

My Commission expires: 1/9/2012

LEE E. CRANFORD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE