1 X 9.50

THIS INSTRUMENT PREPARED BY:
Robert F. Spann, Attorney
1312 Sixth Avenue, North
Nashville, TN 37208

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20130087921 DEEDWARR
Recvd: 10/10/13 15:00 2 pgs
Fees:13.00 Taxes:166.50
20131010-0106621

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $45,000.00.

Johnny Burroughs
Affiant

Sworn to and subscribed before me this 8 day of October, 2013.

ROBERT F. SPANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires: 5-20-14

ADDRESS - NEW OWNER
Ivan Burley
PO Box 90007
Nashville, TN 37209

SEND TAX BILLS TO:
Same
PO Box
90007
Nashville TN 37209

MAP/PARCEL NUMBER:
Map 81-7
Parcel 418

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Johnny Burroughs and wife, Linda Burroughs**, hereinafter called "Grantor", has bargained and sold, and by these presents does transfer and convey unto **Ivan Burley**, hereinafter called "Grantee", his heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

> Being Lot No. 17 in the Cephas Woodard's Subdivision of Lots 5 and 6 of the Woodard property, as of record in Book 161, page 174, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 17 fronts 50 feet on the easterly margin of Cephas Street, and runs back between parallel lines 115 feet to an alley.
>
> Being a part of the same property conveyed to Johnny Burroughs and wife, Linda Burroughs by deed from Dunlap Enterprises, Inc., of record in Instrument No. 20091027-0098796, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as 1906 Cephas Street, Nashville, TN 37208.

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, his heirs and assigns forever; and Grantor does covenant with the said Grantee 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 Grantor does further covenant and bind ourselves, our heirs, assigns and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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 8 day of October, 2013.

Johnny Burroughs
JOHNNY BURROUGHS

Linda Burroughs by Johnny Burroughs Attorney in fact
LINDA BURROUGHS

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, **Johnny Burroughs**, the Bargainer, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 8 day of day of October, 2013.

NOTARY PUBLIC

My Commission Expires: 5-20-14

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 8 day of October, 2013 before me personally appeared **Johnny Burroughs**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of **Linda Burroughs**, and acknowledged that such person executed the same as the free act and deed of **Linda Burroughs**.

Witness my hand and official seal this 8 day of October, 2013

NOTARY PUBLIC

My Commission Expires 5-20-14.