BOOK 4263 PAGE 834

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 16 500

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 DAY OF August 1968

Notary Public

MY COMMISSION EXPIRES: 4/25/71

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John B. Downey (NAME) 990 Davidson Dr., Nashville, Tennessee (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joyce C. Rybolt (NAME)	Joyce C. Rybolt (NAME)	72-10-12
838 Brook Hollow Rd. (STREET ADDRESS OR ROUTE NUMBER)	838 Brook Hollow Rd. (STREET ADDRESS)	Pac. 31
Nashville, Tenn., 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee, 37205 (CITY) (STATE) (ZIP)	

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, WE, Joseph Frank Duncan and wife, Angelia N. Duncan

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

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:

BEING Lot No. 228 on the Plan of Horton Heights Section "A", as of record in Book 2133, page 71, Register's Office for said County.

SAID Lot No. 228 fronts 110.7 feet on the easterly side of Brook Hollow Road, and extends back between lines 380.6 feet on the northerly side and 356.5 feet on the southerly side to a dead line in the rear, on which it measures 146 feet.

BEING the same property conveyed to Joseph Frank Duncan and wife, Angelia N. Duncan by deed from A. Emmett Beech and wife, Margaret J. Beech, of record in Book 3920, page 517, Register' Office for Davidson County, Tennessee.

THIS conveyance is subject to the terms and conditions of a deed of trust of record in Book 3049 page 475, to secure the payment of an indebtedness in the original principal sum of $14,700.00 which the grantee herein assumed and agrees to pay. This conveyance is also subject to taxes for 1968, which have been prorated, Restrictive covenants of record and the Plan of record in Book 2133 page 71.

This is improved (X) property, known as 838 Brook Hollow Rd., Nashville, Tennessee, 37205
(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 our hands this 26th day of August 1968

Joseph Frank Duncan

Angelia N. Duncan

STATE OF TENNESSEE
Davidson County

BOOK 4263 PAGE 835

Personally appeared before me, Wm. C Caldwell, a Notary Public in and for said County and State, the within named Joseph Frank Duncan and wife, Angelia N. Duncan

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 26th day of August 1968

Commission expires 4/25/71

Wm C Caldwell
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) (themselves) (himself) acknowledged to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

Please send to
Joyce C. Rybolt
838 Brook Hollow Rd.

WARRANTY DEED

FROM Joseph Frank Duncan et ux

TO Joyce C. Rybolt

410870

IDENTIF. REFERENCE

AUG 27 1 46 PM '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG 27 68	CONV	16,500.00			
AUG 27 68	S TAX		A*	42.90	
AUG 27 68	PRTEE		A*	.50	
AUG 27 68	MDEED		A*	3.00	* 46.40