DEED PREPARED BY JAMES R. MCKINNEY, ATTORNEY, MADISON, TENNESSEE

WARRANTY DEED

BOOK 4342 PAGE 850

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JOSEPH C. REEVES ET UX	SAME	Map 72-5
(NAME:) 3016 Ambrose Avenue	(NAME:)	Parc 49
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37207	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Pd

For and in Consideration of the sum of ONE THOUSAND AND NO/100 ($1,000.00)------

---------- *DOLLARS*,
cash in hand paid, receipt of which is hereby acknowledged, and other good and valuable consideration,

We, J. T. DUGGER, SR., and JOHN T. DUGGER JR., DBA JOHN T. DUGGER & SON, hereinafter called the GRANTORS, *have bargained and sold, and by these presents do transfer and convey unto the said* JOSEPH C. REEVES AND WIFE, JANET T. REEVES, 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. 17 on the Map of Rothwood, Section 1, as of record in Book 1424, page 134, Register's Office for Davidson County, Tennessee.

Said Lot No. 17 fronts 70 feet on the easterly side of Ambrose Avenue, and runs back between parallel lines 212.7 feet to a dead line in the rear, measuring 70 feet thereon.

Being the same property conveyed to J. T. Dugger, Sr., and John T. Dugger, Jr. DBA John T. Dugger & Son, by deed from Donald V. Leland and wife, Annie Elizabeth Leland, of record in Book 3467, page 351, Register's Office for Davidson County, Tennessee.

The Sellers retain the rear 75.0 feet of above Lot for their use and benefit for a period of five (5) years from date of this instrument or until the above Buyers sell this property, whichever comes first.

This is unimproved ( ) improved (X) property, known as 3016 Ambrose Avenue (House Number) (Street), Nashville (P. O. Address:), Tennessee 37207 (City or Town)

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.*

And WE, THE GRANTORS, *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 versons whomsoever. Witness* our *hand* s *this* 5 *day of* June, *19* 69, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

JOHN T. DUGGER & SON

BY: John T. Dugger

John T. Dugger, Jr.

J. T. Dugger Sr

J. T. Dugger, Sr.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, J. T. Dugger, Sr. & John T. Dugger, Jr., a Notary Public in and for said County and State,

the within named bargainor , with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 12th day of June, 19 69.

Ruth M Langtry Notary Public

Commission expires My Commission Expires Jan. 28, 1971

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, , a Notary Public of the State and County aforesaid, personally appeared, with whom I am personally acquainted, and who, upon oath, acknowledged self to be of the, the within named bargainor, a corporation, and that he as such, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as

Witness my hand and seal, at office in, this day of, 19

Notary Public

Commission expires

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $13500.00.

Affiant John T Dugger

Subscribed and sworn to before me this 12th day of June, 1969.

Ruth M Langtry
NOTARY PUBLIC

COMMISSION EXPIRES: My Commission Expires Jan. 28, 1971

JUN 17 69 CONV 13,500.00
JUN 17 69 S'TAX B* 35.10
JUN 17 69 PR'FEE B* .50
JUN 17 69 W'DEED B* 3.00 * 38.60

A 44695

IDENTIF. REFERENCE

JUN 17 3 10 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
J. T. DUGGER, SR., AND JOHN T. DUGGER, JR., DBA JOHN T. DUGGER & SON

TO
JOSEPH C. REEVES ET UX
JANET J. REEVES

Compliments of
Madison Title Company
A Division of
Southern Title Insurance Company
P. O. Box 10649
Knoxville, Tennessee