BOOK 4314 PAGE 760 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 11,750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20 DAY OF June 1969.

Notary Public

MY COMMISSION EXPIRES: October 28, 1969

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
A. Braden Floyd, Jr., Attorney, 5333 Charlotte Ave., Nash., Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Otto Duke et ux (NAME)	First Investment Company (NAME)	Map: 91-15
4700 Nevada Avenue (STREET ADDRESS OR ROUTE NUMBER)	2244 Mock Road (STREET ADDRESS)	Par: 349
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Columbus, Ohio (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, Carmack Black and wife, Lucile Black

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Otto Duke and wife, Martha N. Duke

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 the southerly 111 feet, more or less, of the easterly 55 feet of Lot No. 601 Block 27 on the Plan of Charlotte Park Addition to West Nashville, of record in Book 57, page 103, Register's Office for Davidson County, Tennessee.

SAID part of said Lot No. 601 fronts 55 feet on the northerly side of Nevada Avenue amd extends back between parallel lines with the westerly margin of 47th Avenue North, formerly 6th Street, 111 feet to a dead line.

BEING the same property conveyed to Carmack Black by deed from James K. Weimar and wife, Sandra D. Weimar, of record in Book 4330, page 856, Register's Office for Davidson County, Tennessee.

This is { } unimproved { } improved property, known as 4700 (House Number) Nevada Avenue (Street) Nashville, Tennessee (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 hand s this 20 day of June, 1969

Carmack Black

Lucile Black

STATE OF TENNESSEE
Davidson County

BOOK 4344 PAGE 761

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Carmack Black and wife, Lucile Black

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 20 day of June 19 69.

Commission expires October 28, 1969

Shirley L. Johnson
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 (his oath / their several oaths) acknowledged (himself / themselves) 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

WARRANTY DEED

FROM
CARMACK BLACK , ET UX

TO
OTTO DUKE, ET UX

A 4 5 5 5 8

IDENTIF. REFERENCE

JUN 25 10 26 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Fill. G. Bradley Floyd Jr.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUN25	CONV	11,750.00				
JUN25	S'TAX		A*	30.42		
JUN25	PR'FEE		A*	.50		
JUN25	W'DEED		A*	3.00	*	33.92