BOOK 4407 PAGE 811 FORM NO. WD-5

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 16,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March 1970

Notary Public

MY COMMISSION EXPIRES: MAY 8, 1973

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Miller Kimbrough, 404 James Robertson Parkway, Nashville, Tenn. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Leo F. Duzak (NAME)	Leo F. Duzak (NAME)	16DA-06550
536 River Rouge Drive (STREET ADDRESS OR ROUTE NUMBER)	536 River Rouge Drive (STREET ADDRESS)	
Nashville, Tenn. 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37209 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of - - - - - $10.00 - - - - - - - - - - - - - - -

- - - - TEN AND NO/100 - DOLLARS

Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged,

I, Julia Blanche Harris, a widow,

_____ have bargained and sold, and by these presents do transfer and convey unto the said Leo F. Duzak and wife, Juliette H. Duzak, 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. 10 on the Map of Yearwood Subdivision part of the Noel Estate, as of record in Book 1424, page 48, Register's Office for Davidson County, Tennessee.

Said Lot No. 10 fronts 76.3 feet on southerly side of Draughon Avenue and runs back between lines 182.7 feet on the west line and 178.2 feet on the east line to a dead line in the rear, measuring 75' thereon.

Being the same property conveyed to Julia Blanche Harris, by deed from Woodmont Homes, Inc., of record in Deed Book 1629, page 545, and by deed from Quince Irvin Hall, of record in Deed Book 2460, page 135, Register's Office for Davidson County, Tennessee.

This is improved (X) unimproved ( ) property, known as 970 Draughon Avenue, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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 hand this 31st day of March, 1970,

Julia Blanche Harris
Julia Blanche Harris

BOOK 4407 PAGE 812

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Julia Blanche Harris, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 31st day of March 19 70

Commission expires 2-5-74

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
Julia Blanche Harris

TO
Leo F. Duzak et ux

KK&A BOX #4

A 73080

IDENTIF. REFERENCE

APR 1 10 42 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

APR-1 70 CONV 16,000.00 A* 41.60
APR-1 70 S'TAX A* .50
APR-1 70 PB'FEE A* 3.00 * 45.10
APR-1 70 W'DEED