TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:
Richard Franklin Dutton, Jr.
(NAME)
Old Tusculum Road
(STREET ADDRESS OR ROUTE NUMBER)
Nashville, Tennessee
(CITY) (P. O. ZONE) (STATE)

SEND TAX BILLS TO:
Noel-Palmer Mtg. Company, Inc.
(NAME)
402 STAHLMAN BUILDING
(STREET ADDRESS)
Nashville, Tennessee
(CITY) (ZONE) (STATE)

MAP-PARCEL NUMBERS:
Map 162-C
P 108.
BOOK 4436 PAGE 761

For and in consideration of the sum of $10.00
TEN AND NO/100---------- DOLLARS
cash in hand paid by
RICHARD FRANKLIN DUTTON, JR., AND WIFE, JULIA D. DUTTON
hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we,
O.W. COOPER AND WIFE, HELEN B. COOPER
hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said 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. 11 on the Plan of Old Tusculum Road Heights, as of record in Book 4300, page 45, Register's Office for said County.
Said Lot No. 11 fronts 61.11 feet on the northerly side of Old Tusculum Road, and runs back 144.86 feet on the easterly line and 155.69 feet on the westerly line to a dead line in the rear on which it measures 62.06 feet.
Being part of the property conveyed to O.W. Cooper, by deed from M.R. Bess and wife, as of record in Book 4134, page 25, and by deed from DodsonBatson, as of record in Book 4365, page 45, both in said Register's Office.

This instrument prepared by:
C.H. Briley, Jr.
320 Union St.
Nashville, Tenn.

unimproved ( )
This is improved (X) property, known as Old Tusculum Road (House Number) (Street) Nashville, Tennessee 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.

Whenever 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 31st day of JULY, 19 70

O.W. Cooper
O.W. Cooper

Helen B. Cooper
Helen B. Cooper

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, L. D. RICHARDS, a Notary Public in and for said County and State, the within named
O.W. Cooper and wife, Helen B. Cooper
the bargainors, 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 31st day of JULY, 19 70

My Commission Expires April 24, 1974 Notary Public L. D. Richards

TENNESSEE TITLE COMPANY

Warranty Deed
G-216378-Jmm

FROM
O.W. COOPER, ET UX.
To
RICHARD FRANKLIN DUTTON, JR., ET UX.

REGISTER STAMP BELOW

The actual consideration for this transfer or value of property (whichever is greater) is $ 16,250.00
This is equal to or greater than the property's value as bring as a fair and voluntary sale.
Richard Franklin Dutton, Jr.

Sworn to and subscribed before me this 31 day of July, 19 70
My commission expires April 24, 1974

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

PLEASE PUT IN TENN. TITLE CO. BOX

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION
1004

A 8 6 0 3 3

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IDENTIF. REFERENCE.

AUG. 7 9 04 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

AUG-70	CONV	16,550.00			
AUG-70	S'TAX		A*	42.90	
AUG-70	PR'FEE		A*	.50	
AUG-70	W'DEED		A*	3.00	* 46.40