FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $15,700.00

James A. Duke
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF May 1972.

Belinda Creed
Notary Public

MY COMMISSION EXPIRES: 11/8/75
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
J. J. Foley, Jr., Attorney, 521 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James A. Duke, et ux (NAME)	HOME FEDERAL SAVINGS & LOAN ASSN. (NAME)	2DA 52690
1959 Dabbs Avenue (STREET ADDRESS OR ROUTE NUMBER)	Main Floor, L & C Tower (STREET ADDRESS)	Map 107-5
Nashville, Tennessee 37217 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Par 91

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, Bractor L. White and wife, Helen A. White

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James A. Duke and wife, Donna L. 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:

Land in Davidson County, Tennessee, being Lot No. 59 on the Plan of Bel-Air Subdivision, Section 2, as of record in Book 2900, pages 29-32, both inclusive, of record in Register's Office for said County.

SAID Lot No. 59 fronts 78 feet on the westerly side of Dabbs Avenue and runs back 195.4 feet on the northerly line and 178 feet on the southerly line, to a dead line in the rear on which it measures 53.6 feet.

BEING the same property conveyed to Bractor L. White and wife, Helen A. White, by deed from New Haven Park Company, of record in Book 3837, page 640, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictive covenants, easements and setback lines that are applicable to the above property, and taxes for the year 1972 which have been prorated and assumed by the Grantees herein.

This is ( ) unimproved (XX) improved property, known as 1959 Dabbs Avenue, Nashville, Tennessee 37217
(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 hand s this 8th day of May, 19 72

Bractor L. White
Bractor L. White

Helen A. White
Helen A. White

STATE OF TENNESSEE
Davidson County

BOOK 4600 PAGE 119

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bractor L. White and wife, Helen A. White

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 8th day of May 19 72

Commission expires 11/8/75

Belinda Weill
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) acknowledged (themselves) (himself) 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
BRACTOR L. WHITE, ET UX

TO
JAMES A. DUKE, ET UX

B 58825

IDENTIF. REFERENCE

MAY 10 10 18 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

1715 Southwind Drive
37217

MAY 10 CONV 15,700.00
MAY 10 ST TAX A* 40.82
MAY 10 RFEE A* .50
MAY 10 WDEED A* 4.00 * 45.32