BOOK 4630 PAGE 450 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 23,950.00

William C. Dugger
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF August, 1972.

Notary Public

MY COMMISSION EXPIRES: January 24, 1976

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
DENNEY, LACKEY, CHERNAU & CASTLEMAN 218 3rd Ave. No. Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. Wm. C. Dugger (NAME)	Fidelity Federal Savings & (NAME) Loan Assn.	
6604 Upton Lane (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	106-7
Nashville, Tenn., 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	110

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, Bobby D. Talburt and wife, Jane A. Talburt,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM C. DUGGER AND WIFE, JUDY G. DUGGER

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 Plan of Charlotte Park, Section 26, as of record in Book 3700, page 91, Register's Office for said County.

Said Lot No. 17 fronts 85 feet on the westerly side of Upton Lane and extends back 160.17 feet, more or less, on the northerly line, and 168.15 feet, more or less, on the southerly line, to the low water mark of the Cumberland River on which it measures 85.01 feet, more or less.

Being the same property conveyed to Bobby D. Talburt and wife, Jane A. Talburt, by deed from Lawrence D. Hedgepath and wife, Sandra D. Hedgepath, of record in Book 4218, page 732, said Register's Office.

This conveyance is made subject to restrictions of record in Book 4142, page 166, and Book 4065, page 67; and to easements, setback lines, conditions of owner's certificate, etc., as shown on plan of record in Book 3700, page 91, amended in Book 4115, page 975, said Register's Office.

This is unimproved ( ) improved (XX) property, known as 6604 Upton Lane, Nashville, Tennessee 37209
(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 hands this 18th day of August, 1972

Bobby D. Talburt

Jane A. Talburt

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Marker T. Billingsley, Jr., a Notary Public in and for said County and State, the within named Bobby D. Talburt and wife, Jane A. Talburt

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 18th day of August 1972

Commission expires January 24, 1976

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

073013-2

WARRANTY DEED

FROM

BOBBY D. TALBURT AND WIFE,

JANE A. TALBURT

TO

WILLIAM C. DUGGER AND WIFE,

JUDY G. DUGGER

372673

IDENTIF. REFERENCE

AUG 22 3 21 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG22 72	CONV	23,950.00				
AUG22 72	S'TAX		A*	62.14		
AUG22 72	PR'FEE		A*	.50		
AUG22 72	W'DEED		A*	4.00	*	66.64