THIS INSTRUMENT PREPARED BY:
James L. Smith, Attorney
142 North Main Street
Goodlettsville, TN 37072

WARRANTY DEED

BOOK 4697 PAGE 533

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Alpha Development Corporation (NAME)	SAME (NAME)	34-1-
2222 State Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	map 34-2
Nashville, TN 37203 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	12-11 12-15

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- ---------- *Dollars,* cash in hand paid by Alpha Development Corporation, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, Willie Porter Duke and wife, Frances Isabell Duke,

have this day bargained and sold, and do hereby transfer and convey unto the said Alpha Development Corporation,

its *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lots 19-43 inclusive, of Block "A" on the Plat of Dupont City, as of record in Book 421, page 124, Register's Office for said County, and as described in an unrecorded survey by Wayne S. Cooper, Surveyor, dated October 13, 1973, as follows:

Beginning at an iron pin in the southerly margin of Glancy Street, 447 feet southwest of the westerly margin of Two Mile Pike; thence S 27° 19' East 166.15 feet to an iron pin; thence S 65° 23' West 162.5 feet to an iron stake; thence S 29° 42' East 165.0 feet to an iron stake in the northerly margin of Gleaves Street; thence with the northerly margin of said Street, S 59° 45' West 280.0 feet to an iron pin; thence leaving the margin of said Street, N 17° 20' West 368.84 feet to an iron pin in the southerly margin of Glancy Street; thence running with the southerly margin of said Street, N 67° 57' East 382.0 feet to the point of beginning, containing 2.63 acres, more or less.

BEING the same property conveyed to Frances Isabell Duke and husband, Willie Porter Duke, by deed from Edgar G. Graves and wife, Eva B. Graves, of record in Book 1638, page 613, R.O.D.C., Tennessee, and being the same property conveyed to W. P. Duke and wife, Frances Duke, by deed from E. G. Graves and wife, Eva Bell Graves, of record in Book 1912, page 368, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 157,000.00

Subscribed and sworn to before me, this the 11th day of April 1973

Affiant Alpha Development Corp. by James L. Shepherd Smith

My commission expires: 2-24-74 (Affix Seal)

Notary Public

This is improved ( ) unimproved ( ) property, known as ..... (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Alpha Development Corporation its (successors), *heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Alpha Development Corporation its *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 12th *day of* April *19* 73 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

W. P. Duke
Frances I. Duke
Frances Isabell Duke

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, James L. Smith, *a Notary Public in and for said County and State,* Willie Porter Duke and wife, Frances Isabell Duke,

the within named 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 Goodlettsville *Tennessee, this* 10th *day of* April, *19* 73.

James L Smith *Notary Public*

Commission expires 2-24-74

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19* .....

.....*Notary Public*

Commission expires .....

APR 11 73	CONV	99,000.00			
APR 11 73	CONV	58,000.00			
APR 11 73	S'TAX		A*	408.20	
APR 11 73	PR'FEE		A*	.50	
APR 11 73	W'DEED		A*	4.00	* 412.70

WARRANTY DEED

FROM

WILLIE PORTER DUKE, ET UX

TO

ALPHA DEVELOPMENT CORPORATION

C 0 2 0 8 2

IDENTIF. REFERENCE

APR 11 12 39 PM '73

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS