BOOK 4781 PAGE 155 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $32,500.00

x Robert Friedmann
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF January, 1974.

Notary Public

MY COMMISSION EXPIRES: 11-30-76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, Attorneys, 112 Stahlman Building, Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert Friedmann (NAME)	First Federal S/L Association (NAME)	14D 25130
Claylick Road (STREET ADDRESS OR ROUTE NUMBER)	236 4th Avenue, North (STREET ADDRESS)	Map 22
Joelton, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	Par 127

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, WALTER F. DUKE and JOHN E. BUCK

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT FRIEDMANN and wife, DONNA JO FRIEDMANN

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 the 1st Metro District of Davidson County, Tennessee, being part of the W. L. Boyd Estate near Joelton, Tennessee, described according to a survey of the Wayne S. Cooper, Sr., dated July 19, 1968, certificate # 17, as follows:

BEGINNING at an iron pin in the southerly margin of Clay Lick Road, said beginning point being north 85° 45' West 353.0 feet as measured along the southerly margin of Clay Lick Road from the northwest corner of property belonging to Maude Myckoff by deed of record in Book 3675, page 465, Register's Office for Davidson County, Tennessee; thence running along the southerly margin of said Clay Lick Road, North 85° 45' West 218.0 feet to an iron pin in the southerly margin of Clay Lick Road; thence leaving said Clay Lick Road, South 4° 15' West 666.7 feet to a point in Riley's westerly line; thence running with Riley's westerly line, North 55° 00' East 246.6 feet to an iron pin and North 49° 00' East 41.9 feet to an iron pin in the westerly line of Riley's property; thence leaving said Riley's property, North 4° 15' East 483.0 feet to the point of beginning, containing 3.01 acres, more or less.

BEING the same property conveyed to Walter F. Duke and John E. Buck by deed from Laura A. Parrish, a widow, of record in Book 4777, page 73, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements, or other encumberances which are matters of public record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to First Federal Savings and Loan Association, of record in Book 4648, page 561, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is unimproved ( ) improved (X) property, known as Claylick Road, Joelton, Tennessee
(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 16th day of January, 1974

Walter F. Duke — John E. Buck

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named WALTER F. DUKE and JOHN E. BUCK

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 16th day of January, 1974.

Commission expires 11-30-76

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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

WALTER F. DUKE and

JOHN E. BUCK

TO

ROBERT FRIEDMANN ET UX

C 38686

IDENTIF. REFERENCE

JAN 16 3 24 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed

NASHVILLE, TENN.

WILKINS & ADAMS
ATTORNEYS-AT-LAW
112 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201

JAN 16	CONV	32,500.00			
JAN 16	STAX		A*	84.50	
JAN 16	PRFEE		A*	.50	
JAN 16	WDEED		A*	4.00	* 89.00