THIS INSTRUMENT IS PREPARED BY: James M. Kingham, ATTORNEY AT LAW
320 Gallatin Road
Madison, Tennessee 37115

WARRANTY DEED

BOOK 4832 PAGE 595

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
LOUIE DOUTHITT ET UX	Fidelity Federal Savings & Loan	
(NAME)	(NAME)	72-A
1439 Ardee Avenue	226 Third Avenue North	237
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37216	Nashville, Tennessee 37219	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ($10.00)---------- *Dollars,*

cash in hand paid, the receipt of which is hereby acknowledged and other good and valuable consideration,

WE, C. G. DUNCAN and wife, MARGARET DUNCAN, hereinafter called the GRANTORS,

have this day bargained and sold, and do hereby transfer and convey unto the said LOUIE DOUTHITT and wife, MARY DOUTHITT, hereinafter called the GRANTEES, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 34 of Block "E" on the Map of Country Club Estates, of record in Book 843, page 95, Register's Office for Davidson County, Tennessee.

Said Lot No. 34 fronts 100 feet on the easterly side of Mildred Avenue and runs back between lines 175 feet to a dead line.

Being the same property conveyed to C. G. Duncan and wife, Margaret Duncan by deed from J. F. Crane and wife, of record in Book 1493, page 105, Register's Office for said County.

NOTARY PUBLIC - ROGER E. YATES - DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $23,950.00

Subscribed and sworn to before me, this the 8th day of July 1974

Affiant

My commission expires: July 31, 1974 (Affix Seal)

Notary Public

This is ( ) unimproved (X) improved property, known as 1439 Ardee Ave. (House Number) Nashville, (Street) Tennessee 37216 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 GRANTEES, their *(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* GRANTEES, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 8th *day of* July, 1974, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

C. G. Duncan

Margaret Duncan

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 1832 PAGE 596

Personally appeared before me, the undersigned *a Notary Public in and for said County and State,* C. G. DUNCAN and wife, MARGARET DUNCAN

*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 Madison *Tennessee*
this 8th *day of* July *, 19* 74

Roger K. Yates *Notary Public*

Commission expires July 31, 1974

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 .....

JUL-9 74 CONV 23,950.00
JUL-9 74 S'TAX A* 62.14
JUL-9 74 PR'FEE A* .50
JUL-9 74 W'DEED A* 4.00 * 66.64

01-021327-0

WARRANTY DEED

FROM
C. G. DUNCAN ET UX

TO
LOUIE DOUTHITT ET UX

C 6 2 2 5 5

IDENTIF. REFERENCE

JUL 9 3 28 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

HIDELITY FEDERAL SAVINGS ...
LOAN ASSOCIATION OF NASHVILLE