# WARRANTY DEED BOOK 4893 PAGE 612

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO | MAP PARCEL NUMBERS |
|---|---|---|
| WILLIE E. DUGGIN, et al | WILLIE E. DUGGIN, et al | Map 105-14 |
| (NAME) | (NAME) | |
| 4612 Lealand Lane | 4612 Lealand Lane | Par. 71 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tenn. 37720 | Nashville, Tenn. 37720 | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*FOR AND IN CONSIDERATION of the sum of* TWENTY-FIVE THOUSAND AND NO/100 ($25,000.00) ---------- *Dollars,*

cash in hand paid, the receipt of which is hereby acknowledged.

We, GLENN R. MURRAY and wife, MARY B. MURRAY,

*have this day bargained and sold, and do hereby transfer and convey unto the said* WILLIE E. DUGGIN and wife, MILDRED DUGGIN, and LINDA DIANE DUGGIN, an undivided one-third interest each as tenants-in-common, their ~~XXXXXXX~~ *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being the northerly 50 feet of Lot No. 65 on the Waverly Land Company's Plan of Lots, called "Waverly Place", as of record in Book 57, Page 95, Register's Office for said County.

Said part of Lot No. 65 fronts 50 feet on the westerly side of 8th Avenue, South, formerly the Franklin Pike, and runs back between parallel lines 194.8 feet, more or less, to an alley.

BEING the same property conveyed to GLENN R. MURRAY and wife, MARY B. MURRAY, by Deed dated June 9, 1970, from JOHN H. SNEED and wife, SARA E. SNEED, of record in Deed Book 4423, Pages 277-278, of the Register's Office of Davidson County, Tennessee.

Grantees assume responsibility for payment of 1974 taxes on the herein-above described property in the amount of $568.32; taxes for 1975 (not yet due and payable, but constituting a lien on the property) are to be pro-rated between Grantors and Grantees herein.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 25,000.00

Subscribed and sworn to before me, this the 1st day of Feb., 19 75

Affiant WILLIE E. DUGGIN

My commission expires Commission Expires Aug. 2, 1976

Notary Public

This unimproved (+) improved (X) property, known as 2123 - 8th Avenue, South, Nashville, Tennessee
(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* WILLIE E. DUGGIN and wife, MILDRED DUGGIN, and LINDA DIANE DUGGIN, their ~~XXXXXXX~~ *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* WILLIE E. DUGGIN and wife, MILDRED DUGGIN, and LINDA DIANE DUGGIN, their *(successors), heirs and assigns, against the lawful claims of all persons.*

*Witness* our *hand* S *this* 1st *day of* Feb., *19* 75, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Glenn R. Murray
GLENN R. MURRAY

Mary B. Murray
MARY B. MURRAY

THIS INSTRUMENT PREPARED BY:
William B. Owen
Stennis Little Professional Association
25th Floor, First American Center
Nashville, Tennessee 37238

BOOK 4893 PAGE 613

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, D. B. Smith, a Notary Public in and for said County and State, GLENN R. MURRAY and wife, MARY B. MURRAY,

the within named 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 Tenn Tennessee, this 1st day of Feb, 19 75.

D B Smith Notary Public

My Commission Expires Aug. 2, 1976

| | | | | | |
|---|---|---|---|---|---|
| MAR-4 75 | CONV | 25,000.00 | | | |
| MAR-4 75 S TAX | | | A* | 65.00 | |
| MAR-4 75 PR FEE | | | A* | .50 | |
| MAR-4 75 | W DEED | | A* | 4.00 | * 69.50 |

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.....

THIS INSTRUMENT PREPARED BY:
William B. Owen
Stennis Little Professional Association
25th Floor, First American Center
Nashville, Tennessee 37238

**WARRANTY DEED**

FROM
GLENN R. MURRAY, et ux

TO
WILLIE E. DUGGIN and wife,
MILDRED DUGGIN, and
LINDA DIANE DUGGIN

C 89533

IDENTIF. REFERENCE

MAR 4 2 41 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE