BOOK 4916 PAGE 895

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 15,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF May, 1975.

Notary Public

MY COMMISSION EXPIRES: My Commission Expires Aug. 14, 1978

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney, 511 Plus Park Blvd, Nashville, Tennessee

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dan Duer et ux Priscilla Jane Duer (NAME)	Fidelity Federal Savings & Loan Assn. (NAME)	Map 173-1
Lots #13, 14 & 346 (STREET ADDRESS OR ROUTE NUMBER)	226 Third Avenue North (STREET ADDRESS)	Part 72,
Monte Carlo Estates (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Map 172-4 Part 8 9

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, George W. Jones, Jr. et ux Margaret E. Jones

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dan Duer et ux Priscilla Jane Duer

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:

BEING Lot Nos. 13, 14 and 346 on the Plan of Monte Carlo Estates, Section I, as of record in Book 4675, Page 68, Register's Office, Davidson County, Tennessee.

BEING part of the same property conveyed to George W. Jones, Jr. et ux Margaret E. Jones by deed of record in Book 4665, Page 773, Register's Office for said County.

THIS conveyance is made subject to easements and restrictions of record in the Register's Office for said County.

This is unimproved (XXX) improved ( ) property, known as Lots 13, 14 & 346, Monte Carlo Estates, Sec. I, Davidson Cty., Tenn.
(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 23rd day of May, 1975

George W. Jones, Jr. Margaret E. Jones

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named George W. Jones, Jr. et ux Margaret E. Jones

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 23 day of May 19 75

Commission expires 11-19-75

Janice S Jones
Notary Public

JANICE S. JONES 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

NCSP-2455

WARRANTY DEED

FROM
GEORGE W. JONES, JR. ET UX

TO
MARGARET E. JONES,
DAN DUER et ux Priscilla Jane Duer

D 00318

IDENTIF. REFERENCE

MAY 29 3 55 PM '75
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAY 29 75		CONV	15,950.00			
MAY 29 75	S'TAX			A*	41.34	
MAY 29 75	R'FEE			A*	.50	
MAY 29 75		W'DEED		A*	4.00	* 45.84