BOOK 4931 PAGE 706

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
(NAME)	First Federal Savings & Loan (NAME) Union at Fourth	118-7
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) Nashville, Tennessee 37219	211 pw
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00)---------- DOLLARS

Cash in hand paid and other good and valuable considerations, receipt, of which are hereby acknowledged; we

Charley E. Duty and wife, Agnes Duty

have bargained and sold, and by these presents do transfer and convey unto the said Howard Claude and wife, Linda W. Claude

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 17 of Block H on the Map of Berry Hill Garden of record in Book 1130, page 36, Register's Office for said County.

Said Lot No. 17 fronts 88.0 feet on the easterly margin of East Iris Drive and runs back 143.8 feet on the northerly line and 131.65 feet on the southerly line to a line in the rear measuring 30.0 feet thereon.

Being the same property conveyed to Charley E. Duty and wife, Agnes Duty, by deed from Paul N. Cope, and wife, of record in Book 4361, page 605, Register's Office for said County.

This conveyance is subject to easements, restrictions, set back lines of record, and taxes for 1975, applicable to said property.

JUL 14 75 CONV 22,500.00
JUL 14 75 S TAX A* 58.50
JUL 14 75 REC FEE A* .50
JUL 14 75 DEED A* 4.00 * 63.00

unimproved ( )
This is improved (x) property, known as 442 E. Iris Drive
(House Number) (Street)
Nashville, Tennessee 37204
(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 8th day of July, 19 75

Charley E. Duty
CHARLEY E. DUTY

Agnes D. Duty
AGNES DUTY

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, V. L. Baldyga, a Notary Public in and for said County and State, the within named Charley E. Duty and wife, Agnes Duty

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 8th day of July, 1975.

My commission expires 8-1-77 Notary Public V. L. Baldyga

V. L. BALDYGA NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 22,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

X _____

Sworn to and subscribed before me
this 8th day of July, 19 75.

My commission expires 8-1-77 Notary Public V. L. Baldyga

V. L. BALDYGA NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This instrument was prepared by:
This instrument prepared by

Name	STEPHENSON AND LACKEY	Address
	First Federal Building	
	Nashville, Tennessee 37219	

WARRANTY DEED

FROM CHARLEY E. DUTY AND WIFE, AGNES DUTY

TO HOWARD CLAUDE AND WIFE, LINDA W. CLAUDE

D 06696

IDENTIFICATION REFERENCE

JUL 14 3 34 PM '75

REGISTER DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219