This instrument was prepared by B. J. Boyd, Atty., Ashland City, Tenn.

# WARRANTY DEED

BOOK 4973 PAGE 898

| ADDRESS NEW OWNER (S) AS FOLLOWS | SEND TAX BILLS TO | MAP PARCEL NUMBERS |
|---|---|---|
| Mr. & Mrs. Robert White | | |
| Route 3, Valley View Road (NAME) | (NAME) Owner | M 5 P 15 70 |
| (STREET ADDRESS OR ROUTE NUMBER) Ashland City, Tenn. 37015 | (STREET ADDRESS) | |
| (CITY) (P. O ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*FOR AND IN CONSIDERATION of the sum of* Six Thousand Eight Hundred Fifty Seven and 70/100 ($6,857.70) Dollars, of which One Thousand and No/100 ($1,000.00) has been paid in cash by Robert White and wife, Willa Dean White, the receipt of which is hereby acknowledged, and for the balance, $5,857.70 Robert White and wife, Willa Dean White, have assumed and agree to pay the unpaid balance of a note in the original amount of $9,256.40 payable to Thomas A. Warf and wife, Ann B. Warf, dated August 13, 1969, we, Henry A. Duke and wife, Audrey Lee Duke,
This conveyance is made subject to a second mortgage and note payable by the grantors to the U.S. Court House Credit Union, the grantees expressly do not assume this junior emcumberance.

*have this day bargained and sold, and do hereby transfer and convey unto the said* Robert White and wife, Willa Dean White, and their

*certain real estate in* First District of Davidson ~~County~~, *Tennessee, as follows* ~~heirs~~ *heirs and assigns,*

Tract 1: Beginning at a point in the center of Ridgewood Drive at the S. E. corner of the property conveyed to Connell and wife, by deed from Georgia A. Colebrook, of record in Book 3703, Page 518, Register's Office for said County thence with Connell's N. E. line, northwestwardly 442 feet to the center line of Gill Lane; thence with center line of said Lane, northeastwardly 254 feet to N. W. corner of John Kellison's property; thence with his west line souther 425 feet to the center of Ridgewood Drive, the point of beginning.

Tract 2: Beginning in the center of Ridgewood Drive, at the S. E. corner of property conveyed to Walter T. Connell and wife, of record in Book 3703, Page 518, Register's Office of said County; and the S. W. corner of property conveyed to Thomas A. Warf and wife, of record in Book 3906, Page 822, said Register' Office; thence with the center line of Ridgewood Drive, westwardly 50 feet; thence northwestwardly 60 feet to the westerly line of Connell property; thence with his west line southeastwardly 70 feet to the center of Ridgewood Drive, the point of beginning.

And being the same property conveyed to Henry A. Duke and wife, Audrey L. Duke by deed from Thomas A. Warf and wife, Ann B. Warf, of record in Book 4361, Page 379, Register's Office for Davidson County, Tennessee.

There is also included in this conveyance a 1963 Windsor Mobile Home, Serial No. 551-1902, Model Name 551 2 BR DLX, 10 by 55 feet, located on the property hereinabove described.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 6857.70

Subscribed and sworn to before me, this the 13th day of November 19 75

Affiant

My commission expires 1-15-1979 (Affix Seal)

Notary Public

This is unimproved ( ) improved ( ) property, known as ..... (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* Robert White and wife, Willa Dean White, and 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.* except for the above mentioned first mortgage which is assumed by the grantees and a second mortgage which is taken subject to

We *further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Robert White and wife, Willa Dean White, and their

~~successors~~ *heirs and assigns, against the lawful claims of all persons.*

*Witness* our *hand* s *this* 13th *day of* November, 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.*

Walter T. Connell
Willa Dean White

Henry A. Duke
Audrey Lee Duke

STATE OF TENNESSEE }
COUNTY OF XXXXXXXX } CHEATHAM

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Henry A. Duke and Robert White and wife, Willa Dean White,

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 Ashland City, Tennessee, this 13th day of November, 19 75.

Rebecca Stewart, Notary Public

Commission expires Jan. 21, 1979.

STATE OF TENNESSEE }
COUNTY OF XXXXXXX } CHEATHSM

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Audrey Lee Duke, the within named bargainor, with whom I am personally acquainted, and who, XXXXXX acknowledged XXXXXXXX that she XXXXXX XXXXXXXXXXXXXXXXXXXXXXXXXXXX XXXXXXXXXX executed the foregoing instrument for the purpose therein contained, XXXXXXXXXXXXXX XXXXXXXXXXXXXX.

Witness my hand and seal, at office in XXXXXXXXXXXXXX Ashland City, Tennessee, this 14th day of November, 19 75.

Rebecca Stewart, Notary Public

Commission expires Jan. 21, 1979.

NOV24 75 CONV *6,857.70
NOV24 75 S'TAX B* 17.94
NOV24 75 PR'FEE B* .50
NOV24 75 W'DEED B* 4.00 * 22.44

**WARRANTY DEED**

FROM

HENRY A. DUKE AND WIFE, XXXX AUDREY LEE DUKE

TO

ROBERT WHITE AND WIFE, WILLA DEAN WHITE

D 2 5 6 7 6

IDENTIF REFERENCE

Nov 24 1 49 PM '75

REGISTER DAVIDSON COUNTY, TENN.

Compliments of

**Chicago Title Insurance Company**
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238