ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Edgar D. Peden, single (NAME)	DOBSON & JOHNSON, INC. (NAME)	
705 Yowell Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. BOX 17127 311 PLUS PARK BOULEVARD (STREET ADDRESS)	43-14
Madison, Tn. 37115 (CITY) (STATE) (ZIP CODE)	NASHVILLE, TENNESSEE 37217 (CITY) (STATE) (ZIP CODE)	154

WARRANTY DEED

For and in consideration of the sum of $10.00----------

----------TEN AND NO/100----------DOLLARS

Cash paid by Edgar D. Peden, and other good and valuable considerations, the receipt of which is hereby acknowledged.

DEC 11 75	CONV	18,700.00			
DEC 11 75	S'TAX		B*	48.62	
DEC 11 75	PR'FEE		B*	.50	
DEC 11 75	W'DEED		B*	4.00	* 53.12

We, Donald B. Dukes and wife, Judy Kay Dukes,

have bargained and sold, and by these presents do transfer and convey unto the said Edgar D. Peden, single

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. 22 and the westerly one-half of Lot No. 21 of Block "G" on the Revised Plan of Rainbow Terrace Subdivision, as of record in Book 1130, page 85, said Register's Office.

Said Lot No. 22 and part of Lot No. 21 front together 75 feet on the northerly side of Yowell Avenue and extend back between parallel lines 145 feet on the east line and 135 feet, more or less, on the west line to a dead line in the rear.

Being the same property conveyed to Donald B. Dukes by deed from C. W. Hire and wife, Lula Mae Hire, of record in Book 4779, page 321, said Register's Office.

unimproved ( )
This is improved (X) property, known as 705 Yowell Avenue (House Number) (Street)
Madison, Tn. 37115 (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 3rd day of December, 19 75.

X Donald B. Dukes
Donald B. Dukes

X Judy Kay Dukes
Judy Kay Dukes

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4978 PAGE 750

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Donald B. Dukes and wife, Judy Kay Dukes,

the 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 Nashville, this 3rd day of December, 1975.

My commission expires 8/14/76 Notary Public

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 $ 18,700.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Edgar D. Peden

Sworn to and subscribed before me
this 3rd day of December, 19 75.

My commission expires 8/14/76 Notary Public

This instrument was prepared by:	
Name	DOBSON & JOHNSON, INC. P. O. BOX 17427 311 PLUS PARK BOULEVARD NASHVILLE, TENNESSEE 37217 — Address

WARRANTY DEED

FROM Donald B. Dukes, et ux

TO Edgar D. Peden, single

D 27923.

IDENTIF. REFERENCE

DEC 11 2 34 PM '75

FELIX J. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

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