Address New Owners as follows:
Gertrude Christina Duke and
Douglas Earl Duke
1209 Calvin Avenue
Nashville, Tn. 37206

Send tax bills to same

83-5
308 pw

QUIT CLAIM DEED

BOOK 4990 PAGE 635

For and in Consideration of the sum of Ten and no/100 ($10.00) Dollar Cash in paid, the receipt of which is hereby acknowledged I, GERTRUDE CHRISTINA DUKE, have bargained and sold, and by these presents do hereby transfer and convey unto Dessie Manning, Trustee, her successors and assigns, the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee, being Lot No. 17 in Block "B" in F. O. Beasley's Addition to East Nashville, of record in Book 57 page 85, Register's Office for Davidson County, Tennessee.

Said Lot No. 17 fronts 50 feet on the north side of Calvin Avenue and runs back between parallel lines 150 feet to an alley.

Being the property conveyed to Gertrude Christina Duke by deed from John B. Houser and wife, Lydia M. Houser of record in Book 2084, page 336, Register's Office for Davidson County, Tennessee.

JAN22'76 MISC B* 4.00 * 4.00

Said property is conveyed subject to such limitations and restrictions as may be applicable to the premises.

And I do covenant with the said Dessie Manning, Trustee, that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered.

And now, I, the said Dessie Manning, Trustee, for and in consideration of the sum of ONE AND NO/100 ($1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of carring out the intent of this conveyance, as above set out do hereby transfer and convey unto GERTRUDE CHRISTINA DUKE, a widow and DOUGLAS EARL DUKE, as joint tenants, with the right of survivorship, and to the survivor thereof, their heirs and assigns, the same property hereinabove described and set forth, to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions and encumbrances, as may be applicable to the premises, as above set forth.

TO HAVE AND HOLD the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging, to the said Gertrude Christina Duke, a widow, and Douglas Earl Duke, as above set out, there heirs and assigns, forever.

And I do covenant with the said Gertrude Christina Duke, a widow, and Douglas Earl Duke, that I am lawfully siezed and possessed of said land, have a good right to convey it.

WITNESS our hands, this 22nd day of January. 1976.

Gertrude Christina Duke
GERTRUDE CHRISTINA DUKE

Dessie Manning Trustee
DESSIE MANNING, TRUSTEE

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BOOK 4990 PAGE 636

Personally appeared before me, the Undersigned Authority, a Notary Public in and for said County and State, the within named Gertrude Christina Duke and Dessie Manning, Trustee 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, Tn. this 22nd day of January 1976.

My Commission expires 7/27/77 Notary Public Sandra L. Nolan

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration for this transfer of property (which is greater) is $ NONE
This is equal or greater than the property would being at a fair and voluntary sale

Gertrude Christina Duke

Sworn to and subscribed before me this 22nd day of January 1976

My Commission expires 7/27/77 Notary Public Sandra L. Nolan

Prepared By:
C. H. Briley, Atty.
344 Public Square
Nashville, Tennessee 37219

IDENTIF. REFERENCE

JAN 22 11 11 AM '76

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

033108