THIS INSTRUMENT PREPARED BY:

DAVID B. HERBERT
ATTORNEY NASHVILLE, TENN.

BOOK 4997 PAGE 126

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
133-10-8	Mr/Mrs. Lorenza Dow Whitefield	First American National Bank P. O. Box 2708 Nashville TN 37219
FIELD BOOK NUMBER(S) 6DA-56990	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 3714 Yelton Drive	LOAN OR ACCOUNT NO. 30810 PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged; we,

WALTER T. DUGGER AND WIFE, THELMA K. DUGGER,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Lorenza Dow Whitefield and wife, Osie Lee Crocker Whitefield,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 34 on the Plan of Leonard Heights, as of record in Book 2330, page 15, Register's Office for said County.

Said Lot No. 34 fronts 75 feet on the easterly side of Yelton Drive, and extends back between parallel lines, 140 feet to a dead line.

Being the same property conveyed to Walter T. Dugger and wife, Thelma K. Dugger, by deed from John E. Hodge and wife, Louise A. Hodge, of record in Book 4909, page 561, Register's Office for said County.

This conveyance is made subject to restrictions of record in Book 2346, page 291, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for 1976 taxes which have been prorated and assumed by the Grantees herein.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 14th day of February, 1976.

Walter T. Dugger
WALTER T. DUGGER

Thelma K. Dugger
THELMA K. DUGGER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, Douglas A. Brace, a Notary Public in and for the State and County aforesaid, personally appeared the within named Walter T. Dugger and wife, Thelma K. Dugger,

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, Tennessee, this, the 14th day of February, 1976.

My commission expires: 4-23-78

Douglas A. Brace
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $24,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF February, 1976

MY COMMISSION EXPIRES 4-23-78 (AFFIX SEAL)

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

D 36211

IDENTIF. REFERENCE

FEB 17 9 39 AM '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

DBH:jpf

FROM

WALTER T. DUGGER AND WIFE,

THELMA K. DUGGER

TO

LORENZA DOW WHITEFIELD AND WIFE,

OSIE LEE CROCKER WHITEFIELD

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
14th Floor, 3rd National Bank Bldg.
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

FEB 17 CONV 24,500.00
FEB 17 TAX 63.70
FEB 17 FEE .50
FEB 17 DEED 4.00 and 68.20

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public