BOOK 4997 PAGE 352

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $39,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF February 1976.

Notary Public

MY COMMISSION EXPIRES: My Commission Expires Aug. 3, 1977

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Goodpasture, Carpenter, Woods & Sasser, Attorneys
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harold Rittenberg, et ux (NAME)	(NAME)	129-12
6325 Percy Drive (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	
Nashville, TN 37205 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	19 Pat

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, I, Katherine P. Duncan, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Harold Rittenberg and wife, Elsie Rittenberg

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 204 on the Plan of Warner Park Valley, Section 1, as of record in Book 3600, pages 12, 13 and 14, Register's Office for said County.

Said Lot No. 204 fronts 95 feet on the easterly side of Percy Drive and runs back 159.95 feet on the southerly line and 142.05 feet on the northerly line to a broken line, measuring 141.58 feet thereon.

Being the same property conveyed to James F. Duncan and wife, Katherine P. Duncan, by deed from Murphree Realty Company, of record in Book 3879, page 820, Register's Office for said County. The said James F. Duncan having since died.

This is { unimproved ( ) improved (X) } property, known as 6325 (House Number) Percy Drive (Street) Nashville (P. O. Address) TN (City or Town) 37205 (Postal Zip)

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. Wherever 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 my hand this 7th day of February, 19 76.

By: Katherine P. Duncan
Katherine P. Duncan

STATE OF TENNESSEE
Davidson County

BOOK 4997 PAGE 353

Personally appeared before me, Jean Arnold, a Notary Public in and for said County and State, the within named Katherine P. Duncan

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 7th day of February 1976

My Commission Expires Nov. 8, 1977

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

TO

Return to:
Estes Taylor Co
3815 Clayton Ave
37215

D 36333

IDENTIF. REFERENCE

FEB 17 1 55 PM '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FEB 17 76	CONV	39,000.00			
FEB 17 76	S TAX		B*	101.40	
FEB 17 76	PRT FEE		B*	.50	
FEB 17 76	W DEED		B*	4.00	* 105.90