FILE BOX 3

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BOOK 5080 PAGE 647

Form No. WD-1

IDENTIF REFERENCE

OCT 22 9 06 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

42,850.00

Robert F. Dugger
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF OCTOBER, 19 76

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY, 1102 KERMIT DRIVE, #203, NASHVILLE, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert Lee Dugger (NAME)	Allstate Enterprises Mtg. Corp. (NAME)	3D 49118
2313 Dundee Lane (STREET ADDRESS OR ROUTE NUMBER)	627 South Manchester Avenue (STREET ADDRESS)	73-11
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Anaheim, CA 92803 (CITY) (STATE) (ZIP)	07

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 James C. Vernon et ux Betty C. Vernon

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert Lee Dugger et ux Willa Dean Dugger

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:

BEING Lot No. 117 on the Plan of Sunset View, Section 1, as of record in Book 2331, Pages 100 & 101, Register's Office Davidson County, Tennessee.

BEING the same property conveyed to James C. Vernon et ux Betty C. Vernon by deed from Robert B. Gayle et ux Billie V. Gayle as of record in Book 3104, Page 529, Register's Office Davidson County, Tennessee.

THIS conveyance subject to restrictive covenants as of record in Book 2492, Page 307, Register's Office Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements of record.

OCT22'76	CONV	42,850.00			
OCT22'76	STTAX		B*	111.28	
OCT22'76	TRFEE		B*	.50	
OCT22'76	WDEED		B*	4.00	* 115.78

unimproved ( )
This is improved (XX) property, known as 2313 Dundee Lane (House Number) (Street) Nashville, TN 37214 (P. O. Address) (City or Town) (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 our hand s this 20th day of OCTOBER, 19 76

James C. Vernon

Betty C. Vernon

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James C. Vernon et ux Betty C. Vernon

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 20TH day of OCTOBER, 19[illegible]

My 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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) 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

FILE BOX 3

WARRANTY DEED

FROM

James C. Vernon

TO

~~Robert Lee Burger~~

Edward Seldon
Attorney-at-Law
1102 KERMIT DRIVE, SUITE 203
NASHVILLE, TENNESSEE 37217