FORM NO. WD-1

BOOK 5122 PAGE 329

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 30,500.00

Jewell C. Bolling
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF March 1977

Geo. H. Cate
Notary Public

MY COMMISSION EXPIRES: ~~My Commission Expires July 9, 1978~~
(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

Geo. H. Cate, Atty., 510 Stahlman Bldg., Nashville, TN. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Austin W. Duke (NAME)	Same (NAME)	Map 91-16
3715 Princeton Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 81
Nashville, TN. 37205 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	12W-00170

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, Jewell C. Bolling, Attorney-in-Fact for Mrs. Pearl M. Cullum, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Austin W. Duke

his
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 the easterly 50 feet of Lot No. 502 of Block 23 on the Plan of Charlotte Park Company's First Addition to Nashville, as of record in Book 57, Page 103, Register's Office for said County.

Said part of Lot No. 502 fronts 50 feet on the southerly side of Elkins, formerly Second Avenue and runs back between parallel lines with the westerly margin of 46th Avenue, North, formerly 5th Street, 180 feet to an alley.

Being the same property conveyed to Mrs. Pearl M. Cullum, by deed from Mabel P. Bulla, unmarried, of record in Book 4206, Page 157, Register's Office for Davidson County, Tennessee, and being conveyed by Jewell C. Bolling, Attorney-in-Fact, for Mrs. Pearl M. Cullum (unmarried) by Power of Attorney recorded in Book 4731, Page 543, said Register's Office.

unimproved ( )
This is improved (X) property, known as 4601 Elkins Avenue (House Number) (Street) Nashville, TN. 37209 (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 my hand this 3rd day of March, 19 77

Jewell C. Bolling
Attorney-in-Fact

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Geo. H. Cate, a Notary Public in and for said County and State, the within named Jewell C. Bolling

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 3rd day of March 19 77

Commission expires My Commission Expires Sept 13, 1978

Geo. H. Cate
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
Jewell C. Bolling,

Attorney-in-Fact

TO
Austin W. Duke

D 92725

IDENTIFICATION REFERENCE

MAR 9 1 17 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

MAR-97	CONV	30,500.00			
MAR-97	S'TAX		B*	79.30	
MAR-97	PR'FEE		B*	.50	
MAR-97	W'DEED		B*	4.00	* 83.80

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.