THIS INSTRUMENT PREPARED BY
DOZIER AND DARROW ATTORNEYS AT LAW
14th FLOOR THIRD NATIONAL BANK BLDG.
NASHVILLE, TENNESSEE 37219

BOOK 5147 PAGE 445

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James L. Duke et ux	Same	
(NAME) 1117 Grayson Lane	(NAME)	103-4
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn 37204	(STREET ADDRESS)	28 pw
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Eleven Thousand Five Hundred and no/100----
----------($11,500.00)---------- Dollars,

cash in hand paid by James L. Duke and wife, Flodine L. Duke the receipt of which is hereby acknowledged.

We, Elsie Sue Best and Mrs. A.L. Griffin by Elsie Sue Best pursuant to her authority to execute deeds for said Mrs. A.L. Griffin, as her attorney-in-fact all as more particularly appears in the instrument of record in book 5076 page 450, Register's Office for Davidson County, Tennessee.

have this day bargained and sold, and do hereby transfer and convey unto the said James L. Duke and wife, Flodine L. Duke, THEIR

XXXXXXX heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 101 on the plan of Charlotte Park Company's First addition as of record in Book 57, page 103, Register's Office for said County.

Said Lot No. 101 fronts 61 feet on the northerly side of Idaho Avenue and extends back between parallel lines with the westerly margin of Forty Second Avenue North 150 feet to an alley.

Being part of the same property conveyed to Mrs. A.L.Griffin by deed from E.W.Griffin of record in Book 1019 page 232 said Register's Office.

MAY16F CONV 11,500.00
MAY16F S'TAX B* 29.90
MAY16F PR'FEE B* .50
MAY16F W'DEED B* 4.00 * 34.40

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 11,500.00

Affiant

Subscribed and sworn to before me, this the 13th day of May 19 77

Notary Public

My commission expires: My Commission Expires Feb. 19, 1979
(Affix Seal)

DAVIDSON • RAY JONES • NOTARY PUBLIC • COUNTY, TENN.

This is unimproved ( ) improved ( ) property, known as 4200 Idaho Ave. Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said James L. Duke and wife, Flodine L. Duke, their XXXXXX heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said James L. Duke and wife, Flodine L. Duke, their XXXXXXX heirs and assigns, against the lawful claims of all persons.

Witness my hand this 13th day of May, 19 77, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Mrs. A. L. Griffin
by Elsie Sue Best
attorney-in-fact

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., *a Notary Public in and for said County and State,* Mrs. A.L.Griffin, unmarried .....

.....

.....

the within named bargainor....., *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 Nashville ..... *Tennessee, this* ..... *day of* ....., *19*.....

..... *Notary Public*

Commission expires.....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ...., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

..... *Notary Public*

Commission expires.....

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 13th day of May, 1977, before me personally appeared, Elsie Sue Best, to me known to be the person who executed the foregoing instrument in behalf of Mrs. A.L.Griffin, and acknowledged that she executed the same as the free act and deed of the said Mrs. A.L.Griffin.

Witness my hand and official seal at Office on this the day and date aforesaid.

Commission Expires: My Commission Expires Feb. 19, 1979

NOTARY PUBLIC · DAVIDSON COUNTY

Raymond H Damon
Notary Public

WARRANTY DEED

FROM
Mrs. A.L.Griffin

TO
James L. Duke et ux

E 03860

IDENTIF. REFERENCE

MAY 16 10 29 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238