THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney at Law
223 Madison Street
Madison, TN 37115

WARRANTY DEED

BOOK 5172 PAGE 906

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
WALTER F. DUKE, ET UX	SAME	43-9
(NAME) 7427 Bidwell Rd.	(NAME)	Part 137
(STREET ADDRESS OR ROUTE NUMBER) Joelton, Tenn. 37080	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------TEN AND NO/100----------
----------($10.00)---------- *Dollars,*
cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged,

ANNA L. MILLS ET VIR, JAMES W. MILLS, hereinafter referred to as Grantors

have this day bargained and sold, and do hereby transfer and convey unto the said WALTER F. DUKE ET UX, MARIE DUKE, hereinafter referred to as Grantees, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lots Nos. 22 and 23, Block F of Woodlawn Estates, as of record in Book 843, page 82, Register's Office for Davidson County, Tennessee.

Said Lot No. 22 fronts 25 feet on the east side of Delaware Avenue and runs back between lines 228.4 feet on the northerly line and 225.8 feet on the southerly line to a dead line in the rear, measuring 25 feet thereon.
Said Lot No. 23 fronts 25 feet on the easterly side of Delaware Avenue and extends back 228.4 feet on the northerly line and 225.8 feet on the southerly line to a dead line, measuring 25 feet thereon.

Being the same property conveyed to Anna Lamping Pratt by deed from Raymond H. Roberts and wife, Mattie Louise Roberts, of record in Book 3911, page 730, said Register's Office; Anna Lamping Pratt having since married and is one and the same person as Anna L. Mills, and her husband, James W. Mills joins in this conveyance to convey any right, title or interest he may have in the said property, marital or otherwise.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 25,500.00

Subscribed and sworn to before me, this the 18th day of July 1977

Affiant

My commission expires: 9-12-78 (Affix Seal)

Notary Public

This is { unimproved ( ) / improved ( ) } property, known as ..... (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 grantees, their *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except as appears of record.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* grantees, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 18th *day of* July, 1977, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James W. Mills

Anna L. Mills

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ANNA L. MILLS, ET VIR, JAMES W. MILLS

the within named 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 Goodlettsville, Tennessee, this 18th day of July, 1977.

Judy P Adkins
Notary Public

Commission expires 9-12-78

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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..... .....of the....., 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.....

JUL 19 77 CONV 25,500.00
JUL 19 77 S'TAX B* 66.30
JUL 19 77 PR'FEE B* .50
JUL 19 77 W'DEED B* 4.00 * 70.80

mail: Bank of Goodlettsville
Goodlettsville, Tn 37072

WARRANTY DEED

FROM

ANNA L. MILLS, ET VIR

TO

WALTER F. DUKE, ET UX

E 15213

IDENTIF. REFERENCE

JUL 19 2 15 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency of Nashville, Inc.
Suite 106 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115

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