THIS INSTRUMENT PREPARED BY: RICHARD H. FRANK, JR., BARKSDALE, WHALLEY, GILBERT & FRANK, SEVENTH FLOOR, THIRD NATIONAL BANK BUILDING, NASHVILLE, TENNESSEE 37219.

WARRANTY DEED

BOOK 5295 PAGE 166

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Chris F. Dennis & wife, Carol Ann	Greer Mortgage Company	Map 159
(NAME) 1241 E. Hickory Springs Court	(NAME) 2401 Hillsboro Road	Parcel 146
(STREET ADDRESS OR ROUTE NUMBER) Brentwood, Tennessee 37027	(STREET ADDRESS) Nashville, TN. 37212	F H 02752
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of One Hundred Forty Thousand and NO/100 ($140,000.00) ---------- *Dollars,*

cash in hand paid, the receipt ofwhich is hereby acknowledged,

we, Jesse Roy Duty and wife, Mary Frances Hicks Duty,

have this day bargained and sold, and do hereby transfer and convey unto the said Chris Fairbanks Dennis and wife, Carol Ann Dennis, their ~~(successors)~~, *heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Hickory Boulevard Estates, Section Two, of record in Book 4175, Page 110, Register's Office for Davidson County, Tennessee.

BEGINNING at a point in the easterly margin of East Hickory Springs Court at the common front corners of lots seven and eight, thence eastwardly 154.20 feet to a point, thence southwardly 292.68 feet to a point, thence southwestwardly 120 feet to a point; thence westwardly 165.88 feet to a point in the common rear boundary of lots six and seven, thence northwardly 203.01 feet to a point in the southerly margin of East Hickory Springs Court, thence along said margin of said Court in a northeastwardly direction 71.56 feet to the point of beginning.

Being the same property conveyed to Jesse Roy Duty and wife, Mary Frances Hicks Duty by deed from Haury and Smith Contractors, Inc. of record in Book 4562, page 404, Register's Office for Davidson County, Tennessee, and by deed from American Equity Developers, Inc., dated June 2, 1978, of record in Book 5295, Page 164, of said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 140,000.00

Subscribed and sworn to before me, this the 2nd day of June, 1978

Affiant Jesse Roy Duty

My commission expires 10-18-81 (Affix Seal)

Notary Public Lale Deaton

This is improved (XX) unimproved property, known as 1241 E. Hickory Springs Court, Brentwood, Tennessee 37027 (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 Chris Fairbanks Dennis and wife, Carol Ann Dennis 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 for easements and restrictive covenants 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* Chris Fairbanks Dennis and wife, Carol Ann Dennis, their ~~(successors)~~, *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 2nd *day of* June, 19 78 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Jesse Roy Duty
JESSE ROY DUTY

Mary Frances Hicks Duty
MARY FRANCES HICKS DUTY

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., *a Notary Public in and for said County and State,* Jesse Roy Duty and Mary Frances Hicks Duty,

.....

.....

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 Nashville *Tennessee, this* 2nd *day of* June, *19* 78.

Lala Pearson *Notary Public*

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission expires October 18, 1981

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 .....

JUN-7 78	CONV	90,000.00			
JUN-7 78	CONV	50,000.00			
JUN-7 78	S'TAX		B*	364.00	
JUN-7 78	PR'FEE		B*	.50	
JUN-7 78	W'DEED		B*	4.00	* 368.50

WARRANTY DEED

FROM
JESSE ROY DUTY AND WIFE, MARY FRANCES HICKS DUTY

TO
CHRIS FAIRBANKS DENNIS AND WIFE, CAROL ANN DENNIS

E 6 9 6 1 5

IDENTIF. REFERENCE

JUN 7 10 01 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Row 1 Box 8

WILKINS, ADAMS, ATTYS.
421 [illegible]
NASHVILLE, TENNESSEE 37219

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE