BOOK 5296 PAGE 517

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
H. C. Duke, et ux	Same	101-120 & 15
(NAME)	(NAME)	
Rt. 2, Lakeview Drive		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37209		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Eighteen Hundred and 00/100 ($1800.00 DOLLARS

cash paid by buyer, receipt of which seller hereby acknowledges,

JUN-9 78	CONV	*1,800.00			
JUN-9 78	S'TAX		B*	4.68	
JUN-9 78	PR'FEE		B*	.50	
JUN-9 78	W'DEED		B*	4.00	* 9.18

I, W. A. Beasley, III,

have bargained and sold, and by these presents do transfer and convey unto the said H. C. Duke and wife, Elizabeth Duke

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the 8th Civil District of Davidson County, Tennessee, described according to a survey of Perry A. Chapdelaine, dated 12-21-77, as follows:

Beginning at an iron pin in the southerly margin of River Road, the same being the northeast corner of the Cullom property; thence S 01° 44' 55" W 572.15 feet to an iron pin; thence N 87° 15' 00" W 106.0 feet to an iron pin; thence N 56° 17' 14" W 127.15 feet to an iron pin; thence N 01° 44' 55" E 554.15 feet to an iron pin in the southerly margin of River Road; thence with margin of River Road having a slight curve to the right S 74° 47' 47" E 219.89 feet to the point of beginning.

Being property conveyed to W. A. Beasley, III, by deed from James E. Dixon andwife, Evelyn Dixon of record in Book 5101, page 693, Register's Office for said County.

unimproved (X)
This is improved ( ) property, known as Rt. 2, River Road, Nashville, TN
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 9TH day of JUNE, 19 78.

W. A. Beasley, III

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named W. A. Beasley, III

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, this 9th day of June, 1978.

My commission expires 4-18-82 Notary Public Harold E. Collins

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 1800.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

W. A. Beasley, III

Sworn to and subscribed before me this 9th day of June, 1978.

My commission expires 4-18-82 Notary Public Harold E. Collins

This instrument was prepared by:

Harold E. Collins, Atty., 802-51st Avenue North, Nashville, TN

Name Address

WARRANTY DEED

FROM

TO

E. 7.02 I.I.

IDENTIF. REFERENCE

JUN 9 10 29 AM '78

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219