FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$78,000.00 Buddy R. Dukes
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF August, 1978.

Gene M. Lloyd
Notary Public

MY COMMISSION EXPIRES: 7/19/81
(AFFIX SEAL)

NOTARY PUBLIC

THIS INSTRUMENT WAS PREPARED BY
TITLE ESCROW, INC., 311 PLUS PARK BLVD., SUITE 218, NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Buddy R. Dukes et ux (NAME)	Dobson & Johnson, Inc. (NAME)	115-7-61
731 Davidson Road (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	8DZ-69075
Nashville, Tn. 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37239 (CITY) (STATE) (ZIP)	

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, Lee C. Wallace and wife, Ruth E. Wallace

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Buddy R. Dukes and wife, Patsy A. Dukes

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:

BEING Lot 18 on the Plan of West Meade Estates, Section 4, of record in Book 3300, page 61, Register's Office for said County, described as follows:

BEGINNING on the southeasterly margin of Davidson Drive at the corner of Lots 18 and 19; thence with said Drive, northeastwardly 108.47 feet to a concrete monument, continuing northeastwardly along a curve with a radius of 84.17 feet a distance of 84.18 feet to a concrete monument on the southerly margin of Davidson Road: thence with said Road: eastwardly 92.85 feet: thence south 5 deg. 45 min. west 400.69 feet to the corner of Lots 18 and 19; thence with the line between said two lots northwestwardly 376.4 feet to the beginning.

BEING the same property conveyed to Lee C. Wallace and wife, Ruth E. Wallace by deed from Stuart R. Wartell and wife, Leanora Wartell of record in Book 4690, page 37, Register's Office for Davidson County, Tennessee.

GRANTEES hereby assume and agree to pay the mortgage held by Dobson & Johnson, Inc. of record in Book 3754, page 175, said Register's Office. Escrow account to be transferred to Grantees.

THIS conveyance subject to Restrictive Covenants of record in Book 3309, page 272, Book 3460, page 419, Book 3462, page 281 and Book 4503, page 111, said Register's Office and such easements and setback lines of record in Plat Book 3300, page 61, said Register's Office.

This is unimproved ( ) improved (X) property, known as 731 Davidson Road (House Number) (Street) Nashville, Tn. 37205 (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 our hand s this 15th day of August, 19 78

Lee C. Wallace — Ruth E. Wallace

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lee C. Wallace and Ruth E. Wallace

the 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 15th day of August 19 78.

Commission expires 7/19/81

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

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WARRANTY DEED

FROM
Lee C. Wallace and wife,

TO
Ruth E. Wallace

Buddy R. Dukes and wife,
Patsy A. Dukes

IDENTIF. REFERENCE

AUG 16 1 30 PM '78
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

File Box 12

AUG16 78	CONV	78,000.00			
AUG16 78 S'TAX			B*	202.80	
AUG16 78 PR'FEE			B*	.50	
AUG16 78	W'DEED		B*	4.00	* 207.30