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FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 10,200.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 12/28/78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Raymond H. Darrow, 18th Floor, Third National Bank Bldg., Nashville
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael Duff et ux (NAME)	First Tennessee BAnk, NA Memphis (NAME)	Map 128-14
8063 Regency Drive (STREET ADDRESS OR ROUTE NUMBER)	Mortgage Loan Division P. O. Box 474 (STREET ADDRESS)	Par 119
Nashville, TN. (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee - 38101 (CITY) (STATE) (ZIP)	9D-06603

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, Frank G. Hayes and wife, Nancy Ellen Hayes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL Duff and wife, LYNN J.Duff,

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:

A tract or parcel of land in the Eighth (8th) Civil District of Davidson County, Tennessee, being Lot No. 41 as shown on the Plan of Harpeth Park, Section Three, of record in Book 4175, page 14, Register's Office for said County.

Said Lot 41 fronts 95.00 feet on the westerly side of Regency Drive and runs back between lines, 166.75 feet on its northerly line, and 167.54 feet on its southerly line, to a line in the rear on which it measures 95.05 feet.

Being the same property conveyed to Frank G. Hayes and wife, Nancy Ellen Hayes, by deed from Thomas P. Frith, IV and wife, of record in Book 4811, page 342, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved ( ) property, known as 8063 Regency Drive (House Number) (Street) Nashville, Tennessee (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 hands this 15th day of August, 1978

Frank G. Hayes

Nancy Ellen Hayes

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Frank G. Hayes and wife, Nancy Ellen Hayes

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, 1978

Commission expires 10/28/78

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

WARRANTY DEED

FROM Frank G. Hayes et ux

TO Michael Duff et ux

E 8 4 5 3 6

IDENTIF. REFERENCE

AUG 23 10 20 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

File Box 7 Alan L. Saturn, Atty.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG 23 78	CONV	46,200.00			
AUG 23 78	S'TAX		B*	120.12	
AUG 23 78	PR'FEE		B*	.50	
AUG 23 78	W'DEED		B*	4.00	* 124.62