BOOK 5455 PAGE 759

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 51,500.00

John T. Duckett
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF June, 19 79

Notary Public

MY COMMISSION EXPIRES: 7-18-82

(AFFIX SEAL)

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 NUMBERS
John T. Duckett (NAME)	The Kissell Company (NAME)	6DU-63599
525 Amalie Court (STREET ADDRESS OR ROUTE NUMBER)	30 Warder Street (STREET ADDRESS)	161-7
Nashville, TN. 37211 (CITY) (STATE) (P. O. ZIP)	Springfield, OH 45501 (CITY) (STATE) (ZIP)	88

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 H. Eugene Guy et ux Adaline G. Guy

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John T. Duckett et ux Diane M. Duckett

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 No. 10 on the Plan of McMurray Woods Addition, Section 1, of record in Plat Book 4675, Pages 6 and 7, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to H. Eugene Guy and wife, Adaline G. Guy by deed from Thomas E. Ramsey and wife, Mildred T. Ramsey d/b/a Tom Ramsey Builders, of record in Book 5268, Page 442, said Register's Office.

THIS conveyance is subject to a public utility and drainage easement and building lines, of record in Plat Book 4675, Pages 6 and 7, said Register's Office.

THIS conveyance is subject to any and all existing easements of record.

unimproved ( )
This is improved ( ) property, known as 525 Amalie Court (House Number) (Street) Nashville, TN. 37211 (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 20th day of June, 19 79

H. Eugene Guy

Adaline G. Guy

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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 H. Eugene Guy et ux Adaline G. Guy

the bargainor, 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 20TH day of JUNE 19

Commission expires 7-18-82

Notary Public

DIXIE SEARS NOTARY PUBLIC AT LARGE STATE OF TENN.

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

F 36669

WARRANTY DEED

FROM
H. Eugene Guy

TO
Joan T. Duckett

T
IDENTIF. REFERENCE

JUN 26 11 45 AM '79

FELIX J. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

title escrow, inc.
218 fortune building 1
311 plus park boulevard
nashville, tennessee 37217

file Box #24

CHECK

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

5150.00- CO
135.90 CO TX
.50 PRFEE
4.00 WDEED
CHECK 139.40-
2134A06/26/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 36669

IDENTIF. REFERENCE

JUN 26 11 45 AM '79

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 692989