WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Fred J. Duke, Jr. (NAME)	Galbreath Mortgage Company (NAME)	Map 161-7
500 Hilson Court (STREET ADDRESS OR ROUTE NUMBER)	101 East Town Street (STREET ADDRESS)	Parcel 116
Nashville, Tennessee 37211 (CITY) (P. O. ZONE) (STATE)	Columbus, Ohio 43215 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars,

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 5245, page 690 and re-recorded in Book 5247, page 373, Register's Office for Davidson County, Tennessee.

I, Allison L. Buff, now Allison L. Buff Eldridge, and husband Chris Eldridge have this day bargained and sold, and do hereby transfer and convey unto the said Fred J. Duke, Jr. and wife, Latresa G. Duke, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 38 on the Plan of Section One, McMurray Woods Addition, of record in Book 4675, pages 6 and 7, Register's Office for said County.

Said Lot No. 38, which is a corner lot, fronts 88.0 feet on the easterly margin of Hilson Drive and fronts 105.0 feet on the northerly margin of Hilson Court, said frontages being joined by a curve having a length of 42.63 feet and extends back 118.8 feet on the northerly line and 99.62 feet on the easterly line to a point of intersection.

Being the same property conveyed to Allison L. Buff by deed from Mendell L. Spruill and wife, Lois H. Spruill of record in Book 5245, page 688, Register's Office for Davidson County, Tennessee. Allison L. Buff is now Allison L. Buff Eldridge.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 52,247.87

Subscribed and sworn to before me, this the 20 day of July 1979

Affiant Charlotte M. Carothers

My commission expires: 1-12-80 (Affix Seal)

Notary Public

This is ( ) unimproved ( ) improved property, known as ..... (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 Fred J. Duke, Jr. and wife, Latresa G. Duke, 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 as noted above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Fred J. Duke, Jr. and wife, Latresa G. Duke, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 20th day of July, 19 79, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

This Instrument Was Prepared By

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

Allison L. Buff Eldridge

Chris Eldridge

BOOK 5473 PAGE 72

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Jackie W. Charlton, *a Notary Public in and for said County and State,* Allison L. Buff Eldridge and husband Chris Eldridge

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* 20th *day of* July, *19*79.

Jackie W. Charlton
Notary Public

Commission expires 1-12-80

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 .....

F 42826

5145 07/30 149.20- CHECK

WARRANTY DEED

ALLISON L. ~~BUFF~~, FROM now
ALLISON L. BUFF ELDRIDGE, ET VIR

TO

FRED J. DUKE, JR., ET UX

Mail to:
Century 21
Charlton Realty Company, Inc.
490 Bell Road
Nashville, Tennesseee 3721?

IDENTIF. REFERENCE

JUL 30 9 56 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

TENICO & SAINDON

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

BOOK 5473 PAGE 73

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
			52247.87-	CO
			135.72	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	142.22-
			9945A07/30/79 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-42826

IDENTIFICATION REFERENCE

JUL 30 9 56 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 700570