BOOK 5517 PAGE 208

30 10/22 74.10- CHECK

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

26,000.00

James H. Gunn Jr.
Affiant

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

Notary Public

MY COMMISSION EXPIRES: April 17, 1983

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David E. Mead, Attorney 101 Cumberland Ave., Suite 101 Madison, Tenn. 37115
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James H. Gunn, Jr. (NAME)	Greater Surburban Mortgage Company (NAME)	72-7
1238 Kenmore Place (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1186 (STREET ADDRESS)	153
Nashville, TN. (CITY) (STATE) (P. O. ZIP)	Lafayette, California 94549 (CITY) (STATE) (ZIP)	15DZ-06010

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, Mollie Griffin Jeanett Clendening Duke

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James H. Gunn, Jr. and wife Gina M. Gunn

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:

LAND in Davidson County, Tennessee, being the westerly 50 feet of Lot No. 73 on the Map of Kenmore Place, as of record in Book 332, Pages 32 and 33, Register's Office for Davidson County, Tennessee.

SAID part of Lot No. 73 fronts 50 feet on the southerly side of Warner Avenue and runs back between parallel lines 250 feet to a dead line.

BEING the same property conveyed to the within named grantor by Divorce Decree of record in Book 4194, Page 608, Register's Office for Davidson County, Tennessee.

Mollie Griffin Jeanett Clendening and Mollie J. Duke are one and the same person.

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

This is unimproved ( ) / improved (XX) property, known as 1238 Kenmore Place (House Number) (Street) Nashville, TN. (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 my hand this 19TH day of OCTOBER, 19 79

Mollie Griffin Jeanett Clendening Duke

Mollie Griffin Jeanett Duke

A-101

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mollie Griffin Jessett Glenzening Duke

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 3rd day of October, 1979.

Commission expires Apr. 17, 1983

W. E. George, 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

Mollie Griffin Jessett Glenzening Duke

TO

James H. Dunn, Jr.

F. 5 8 7. 8 4

IDENTIF. REFERENCE

OCT 22 9 57 AM '79

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

American Escrow Company, Inc.
Suite 209 Cumberland Bldg.
101 Cumberland Avenue
Madison, Tennessee 37115

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

26000.00-	CO
67.60	CO TX
.50	PRFEE
6.00	WCERD
CHECK	74.10-
0030A10/22/79 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F.5 8 7.8 4

IDENTIF. REFERENCE

OCT 22 9 57 AM '79

No. 720084