FORM NO. WD-1

BOOK 5601 PAGE 14

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $29,000.00

Larry James Jackson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF May 19 80.

Notary Public

MY COMMISSION EXPIRES: 1-18-82

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS, & SPICER, Attorneys
401 Union Street, Nashville, Tennessee 37219

| ADDRESS NEW OWNER (S) AS FOLLOWS | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Larry James Jackson (NAME) | Same (NAME) | 4D 40-725 |
| 1101 Berry Street (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | Map 44-15 |
| Old Hickory, Tennessee 37138 (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | Par 252 |

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, WALTER F. DUKE and RICHARD CLINKENBEARD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LARRY JAMES JACKSON and wife, CONNIE RUTH JACKSON

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 Lot No. 94 on the Plan of Section C, E. I. DuPont de Nemours and Company, Village of Old Hickory, of record in Book 1424, page 66, Register's Office for said County.

SAID Lot No. 94 fronts 60.9 feet on the easterly margin of Berry Street and extends back 65.2 feet on the northerly line and 65.6 feet on the southerly line to a dead line in the rear, measuring 61.1 feet thereon.

BEING the same property conveyed to Walter F. Duke and Richard Clinkenbeard by deed from Roy V. Lamoreaux, II and wife, Diane Lamoreaux of record in Book 5412, page 323, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by an Installment Deed of record in Book 5313, page 612, Register's Office for Davidson County, Tennessee. Said note providing that the balance of said indebtedness shall not be prepaid.

unimproved ( )
This is improved ( X ) property, known as 1101 Berry Street, Old Hickory, Tennessee 37138
(House Number) (Street) (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 8th day of May, 1980

Richard Clinkenbeard — Walter F. Duke

Richard Clinkenbeard

Walter F. Duke

STATE OF TENNESSEE
Davidson County

BOOK 5601 PAGE 15

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named WALTER F. DUKE and RICHARD CLINKENBEARD

the bargainors, 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 8th day of May 19 80

Commission expires 1-18-82

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

WALTER F. DUKE and

RICHARD CLINKENBEARD

TO

LARRY JAMES JACKSON ET UX

F 89020

IDENTIF. REFERENCE

MAY 12 1 30 PM '80

FELIX ... II REGISTER
DAVIDSON COUNTY, TENN.

RETURN TO:

WILKINS, ADAMS & SPICER
ATTORNEYS AT LAW
~~100 FRANKLIN FEDERAL BUILDING~~
~~401 UNION STREET~~
~~NASHVILLE, TENNESSEE 37219~~
515 Two Mile Parkway, Suite 115
Goodlettsville, Tennessee 37072

15
072

8830 5/12 81.00 CHECK

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF BOOK 5601 PAGE 16

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 |
|---|---|---|---|---|
| | | | 29000.00- CO | |
| | | | 75.40 CO TX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK | 81.90- |
| | | | 8539A05/12/80 BAL | .00 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

F89020

ESCROW REFERENCE

MAY 12 1 30 PM '80

REGISTER
DAVIDSON COUNTY, TENN.

**No.** 757253