5440 08/13 74.10- CHECK

BOOK 5636 PAGE 633

FORM NO. WD-1

This Instrument Prepared By:
GREGORY & GREGORY
ATTORNEYS-AT-LAW
1161 Murfreesboro Road
Suite 358, Executive South
Nashville, TN 37217

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

26,000.00 Clara R Duke
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 6TH DAY OF AUGUST 19 80

Milton Baker
Notary Public

MY COMMISSION EXPIRES: July 22, 1981
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gregory & Gregory, Attys. 1161 Murfreesboro Rd. #358 Nashville, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clara R. Duke	Tennessee Housing Development Agency	83-6-190
(NAME) 204 Fall Street	(NAME) 200 Fourth Avenue, North	27W-15140
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37206	(STREET ADDRESS) Nashville, TN 37219	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, William B. Gregory etux Patsi B. Gregory

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Clara R. Duke

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 the west 1/2 of Lot No. 11 on the Map of Sneed & Hamilton's Resubdivision of certain lots in Brownsville, of record in Book 161, page 149, Register's Office for Davidson County, Tennessee.

SAID Lot fronts 50 feet on the south side of Fall Street and runs back between parallel lines 130 feet to an alley.

BEING the same property conveyed to William B. Gregory and Tim N. Taylor by deed from Lena Mai Tatom Evans, a single person of record in Book 5404, page 823, said Register's Office. Tim N. Taylor subsequently conveyed his interest in the property to William B. Gregory by quitclaim deed recorded in Book 5524, page 234, said Register's Office. Patsi B. Gregory, wife of William B. Gregory joins in this covneyance for the express purpose of conveying any interest she might have in the proerty, espcially her marital interest.

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

204 Fall Street Nashville, TN 37206

This is unimproved (X) improved ( ) property, known as
(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 hand s this 6TH day of AUGUST, 19 80

William B. Gregory William B. Gregory

Patsi B. Gregory Patsi B. Gregory

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 ~~William B. Gregory etux Patsi B. Gregory~~

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 6th day of AUGUST 80

Commission expires July 22, 1981

Milton Babe
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
William B. Gregory

TO
Clara R. Duke

G 02257

IDENTIF. REFERENCE

AUG 13 1 51 PM '80

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

file # 25

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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 WDEED
CHECK 74.10-
5440A08/13/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 0 2 2 5 7

T
IDENTIF. REFERENCE

AUG 13 1 51 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 773523