This instrument prepared by: Thomas M. Black, Attorney, 223 Madison Street, Madison, TN 37115

7709 08/25 82.[illegible] - CLEX

Mail

WARRANTY DEED

BOOK 5641 PAGE 587

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JACKY RAY VANSEL	SAME	Map 8
(NAME) 3921 Baxter Road	(NAME)	Parcel 142
(STREET ADDRESS OR ROUTE NUMBER) Joelton, TN 37080	(STREET ADDRESS)	14 D 36565
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ---------TEN AND 00/100----------
----------($10.00)---------- *Dollars,*
cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged, including the Grantee assuming a certain Deed of Trust of record in Book 5438, page 452, Register's Office for Davidson County, Tennessee, and a Security Agreement and Financing Statement of record in the Office of the Secretary of State No. 8821R and 8822R, which Grantee promises to pay and agrees to hold Grantors harmless from same,

RANDALL A. DUKE AND WIFE, PATRICIA DUKE,
hereinafter referred to as Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said JACKY RAY VANSEL,
hereinafter referred to as Grantee, his

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in the 14th Civil District of Davidson County, Tennessee, according to a survey by John B. Bates, dated January 13, 1976, and fully described as follows: A tract or parcel of land beginning in the southerly margin of Baxter Road, said beginning point being North 53 degrees 15 minutes west 100 feet, North 63 degrees west 350 feet from the northwest corner of the Paul T. Edwards property as shown in Book 4218, page 98, Register's Office for Davidson County, Tennessee; thence South 27 degrees west 1215.0 feet to an iron pin; thence South 82 degrees 30 minutes west 180.0 feet to an iron pin; thence North 27 degrees east 1310.0 feet to an iron pin in the southerly margin of Baxter Road; thence with the southerly margin of Baxter Road, South 81 degrees 20 minutes East 60.0 feet to an iron pin; thence continuing with the southerly margin of Baxter Road, South 53 degrees 15 minutes East 90.0 feet to the point of beginning, containing 4.27 acres, more or less. This conveyance includes our title in and to the mobile home located on the aforesaid premises. Being the same property conveyed to Randall A. Duke and wife, Patricia Duke, by deed of record in Book 5438, page 449, Register's Office, D.C.T.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $17,476.08

Subscribed and sworn to before me, this the 22 day of August 19 80

Affiant Jacky Ray Vansel

My commission expires: 10/15/83 (Affix Seal) Notary Public

unimproved ( )
This is 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
Grantee, his
(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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*
Grantee, his
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 22nd *day of* August *19* 80, *the corporate party, if any, having caused its name to be signed hereto by the duly authorized officers on said day and date.*

Jacky Ray Vansel Randall A. Duke
Patricia Duke

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, RANDALL A. DUKE AND WIFE, PATRICIA DUKE and JACKY RAY VANSEL the within named bargainor ..S.., with whom I am personally acquainted, and who acknowledged that ....they..... executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Madison Tennessee, this 22nd day of August, 19 80.

Notary Public

Commission expires 10/15/83

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 .....

WARRANTY DEED

FROM

RANDALL A. DUKE, ET UX

TO

JACKY RAY VANSEL

G 0 4 0 8 1

IDENTIF. REFERENCE

AUG 29 10 02 AM '80

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 106, Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5641 PAGE 589

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
			17476.08- CO	
			45.50 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 52.00-	
7709A	08/25/80	BAL	.00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G040081

IDENTIF. REFERENCE

AUG 25 10 08 AM '80

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 775717