File 41

Form No. WD-1

BOOK 6056 PAGE 501

THIS INSTRUMENT PREPARED BY
HOWSER, THOMAS, SUMMERS,
BINKLEY & ARCHER ATTORNEYS
300 COURT SQUARE BUILDING
NASHVILLE, TENN. 37201

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 174,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF May, 19 83

Notary Public

MY COMMISSION EXPIRES: 7/2/86

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Guaranty Escrow Services, 300 James Robertson Parkway, Nashville, Tennessee 37201

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dukes, Dukes & Ledford (NAME)	Same Address (NAME)	118-1-430.03
Suite 818 Nashville City Bank Bldg. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	118-1-430-04 118-1-430-05
Nashville, TN. 37201 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	43-13A-16

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, WAYNE LEE THOMPSON and wife, CHARLOTTE WILSON THOMPSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DUKES, DUKES and LEDFORD, a Tennessee General Partnership

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:

TRACT NO. 1:

LAND in Davidson County, Tennessee, being Lot No. 3 on the Plan of Kirkwood Gardens, as of record in Book 3106, page 62, Register's Office for said County.

SAID Lot No. 3 fronts 60 feet on the north side of Kirkwood Lane and extends back 170.87 feet on the west line and 173.99 feet on the east line to a dead line measuring 56.91 feet thereon.

TRACT NO. 2:

A certain condominium apartment in Davidson County, State of Tennessee, described as follows:

APARTMENT Unit No. 1-16, of Robin Hood Condominiums created under Title 64, Sections 2701 et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed, which was executed by Central Tennessee Investment Company, Inc., of record in Book 5388, page 524, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the plat of Robin Hood Condominium Apartments, of record in Book 5200, page 124, said Register's Office, for a more complete identification and description of such Unit.

TRACT NO. 3:

LAND in Davidson County, Tennessee, being Lot No. 1 on the Plan of Kirkwood Gardens,

-Continued-

unimproved ( )
This is improved (XX) 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 hands this 11th day of May, 19 83

Wayne Lee Thompson
WAYNE LEE THOMPSON

Charlotte Wilson Thompson
CHARLOTTE WILSON THOMPSON

05/16 493 2nd
7.91 16.5

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 Wayne Lee Thompson and wife, Charlotte Wilson Thompson

the bargainor, 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 11th day of May 19 83

Commission expires 7-17-83

Ruth Anne Carruthers
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 (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such (they) _____ 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

Wayne Lee Thompson and wife,

Charlotte Wilson Thompson

TO

Dukes, Dukes and Ledford, a

Tennessee General Partnership

HOWSER, THOMAS, SUMMERS
BINKLEY & ARCHER, ATTYS.
300 JAMES ROBERTSON PKWY.
NASHVILLE, TN 37201

as of record in Book 3106, page 62, Register's Office for said County.

SAID Lot No. 1 fronts 72 feet on the north side of Kirkwood Lane and extends back 168.12 feet on the west line and 167.43 feet on the east line to a dead line measuring 49.6 feet thereon.

TRACT NO. 4:

LAND in Davidson County, Tennessee, being Lot No. 2 on the plan of Kirkwood Gardens, as of record in Book 3106, page 62, Register's Office for said County.

SAID Lot No. 2 fronts 60 feet on the north side of Kirkwood Avenue and extends back 167.43 feet on the west line and 170.87 feet on the east line to a dead line measuring 59.36 feet thereon.

BEING the same property conveyed to Wayne Lee Thompson and wife, Charlotte Wilson Thompson by four deeds from D. & H. Investments, a partnership consisting of Horton W. Horton, Glenn G. Dukes and Buddy R. Dukes, of record in Book 5608, page 701, Book 5608, page 710, Book 5608, page 732, and Book 5608, page 735, Register's Office for Davidson County, Tennessee.

The above described property is unencumbered except for 1983 real property taxes and deeds of trust of record, and is further subject to all other liens and encumbrances of record, the obligations of all of which are assumed by Grantees.

H 4 7 7.9 0

IDENTIF. REFERENCE

MAY 16 8 20 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6056 PAGE 504

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			174600.00- CO	
			463.70 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	463.20-
7491A05/16/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 47 7.90

IDENTIF. REFERENCE

MAY 16 8 20 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 948977