FORM NO. WD-1

BOOK 6062 PAGE 708

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,000.00

Michael W Fontaine
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24TH DAY OF MAY, 19 83.

Notary Public

MY COMMISSION EXPIRES: 10-20-85

(AFFIX SEAL)

FILED

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael W. Fontaine	Dobson & Johnson, Inc.	86-5550
(NAME)	(NAME)	
605 Watsonwood Drive	One Commerce Place	14-14
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37211	Nashville, TN 37239	55.00
(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, Gene Douglas Duncan et ux Elizabeth S. Duncan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael W. Fontaine et ux Anne Elizabeth Fontaine, as tenants by the entirety

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 Lot No. 253 on the Plan of Whispering Hills, Section 2-A, of record in Book 2331, Page 132, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Gene Douglas Duncan and wife, Elizabeth S. Duncan by deed from Paul D. Lynch and wife, Helen Cook Lynch, of record in Book 4133, Page 653, Register's Office, Davidson County, Tennessee.

THIS conveyance is subject to restrictions of record in Book 2542, Page 505, said Register's Office.

THIS conveyance is subject to a public utility easement; anchor easement; and building lines, of record in Book 2331, Page 132, said Register's Office.

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

H 49811 -

IDENTIF. REFERENCE

MAY 25 9 44 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property known as 605 Watsonwood Drive Nashville, TN. 37211
(House Number) (Street) (P. O. Address) (City or Town)

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 unincumbered, 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. Whenever 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 this 24TH day of MAY, 19 83

Gene Douglas Duncan

Elizabeth S. Duncan

STATE OF TENNESSEE
Davidson County

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807 [illegible]

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gene Douglas Duncan et ux Elizabeth S. Duncan

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 24TH day of MAY, 1993

Commission expires 10.20.95

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
Gene Douglas Duncan

TO
Michael J. Fontaine

title escrow, inc.

suite 218
640 spence lane
nashville, tennessee 37217

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

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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
			66666.66- CO	
			145.60 CO TX	
			.33 PRFEE	
			6.00 WDEED	
			CHECK	152.10-
9962A	05/25/83		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 4 9 8 1 1

IDENTIF. REFERENCE

MAY 25 9 44 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 951370