FORM NO. WB-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$78,000.00 Herman Duffie
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF April, 19 84

Notary Public

MY COMMISSION EXPIRES: 4/21/85
(AFFIX SEAL)

BOOK 6265 PAGE 74

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
Herman and Barbara Duffie (NAME)	Same (NAME)	Map 22
315 Sarver Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 130
Madison, TN 37115 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	14D-17455

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, P - G Trust and Estate of Carl Clore, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Herman Duffie and wife, Barbara Duffie

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:

SEE ATTACHED EXHIBIT "A"

11:37:35
T
IDENTIF. REFERENCE
APR 5 10 37 AM '84
FELIX Z. HILSON II REGISTER
DAVIDSON COUNTY, TN

04/05 212.30 CHECK
6327

This is unimproved ( ) improved ( ) property, known as 130 acres±, Whites Creek Pike
(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 2nd day of April, 19 84

Herbert J. Segler, Trustee of P - G Trust

Carl P. Clore Est. by Lee S. Clore Executor
Lee Stanton Clore, Trustee

STATE OF TENNESSEE
Davidson County

BOOK 5265 PAGE 75

Personally appeared before me, The undersigned, a Notary Public in and for said County and State, the within named Herbert L. Segler, Trustee and Lee Stanton Clore, Trustee

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 3rd day of April 19 84

Commission expires 4/21/85

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
P - G Trust and Estate of Carl Clore, Jr.

TO
Herman Duffie and wife,
Barbara Duffie

File Box 24

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

EXHIBIT "A" BOOK 6265 PAGE 76

A tract of land, composed of 5 separate tracts in the 14th, formerly the 24th, Civil District of Davidson County, Tennessee, described according to a survey by Erle Drake, Surveyor, dated 2/6/36, Davidson County, Tennessee, described as follows:

BEGINNING at a point in the center of Whites Creek Turnpike Road, the corner of a tract of land conveyed to W. A. Lancaster by Deed from J. B. White and E. A. McCord of record in Book 466, page 484, said Register's Office, thence with the northwestern boundary line of said tract of land, S34½°W 8.72 poles, S48°W 11.44 poles to the top of a bluff, S49½° W 1 pole to a beech in the bottom of a hollow, and S16¼°W 20.22 poles to a chestnut tree, the SW corner of said tract, also the SE corner of the original tract of land conveyed to R. J. Aita by deed from J. B. White and E. A. McCord of record in Book 492, page 460, said Register's Office; thence N88½°W with the southern boundary line of said tract, 98.46 poles to a poplar; thence N39½ poles to a beech and hickory stump; thence west 23½ poles; thence north 12 poles to a sourwood and two hickories; thence W71.9 poles to a stake east of a small hollow, the southeast corner of a tract of land conveyed to O. g. Johns by deed from R. J. Aita and wife, of record in Book 769, page 658, said Register's Office; thence N1½°E with said O. G. Johns' eastern boundary line, 58.5 poles to a stake 6 poles E of a small branch, 2 beech and dogwood pointers, said O. G. Johns NE corner in the southern boundary line of said tract conveyed to E. C. Millikin, by deed from R. J. Aita and wife, of record in Book 766, page 598, said Register's Office; thence S88°E, with his southern boundary line, 63.1 poles to a stake 3 beech pointers about 2½ poles south of a small hollow, his SE corner; thence N1½°E with his eastern boundary line, 22.5 poles to a stake 1 foot S of a large oak pointer, his NE corner; thence easterly 76 3/4 poles to a stake, the SW corner of a small tract of land conveyed to Caroline Dismukes by deed of J. M. Griffin, of record in Book 235, page 306, said Register's Office; thence N30¼°W 11.8 poles to the NW corner of said tract of land; thence N74½° E 19 poles to the NE corner of said tract; thence S25°E 17.80 poles to a stake, dogwood, beech and red oak pointers, the SE corner of said tract; thence easterly 45 poles ±, to the center of said Whites Creek Turnpike; thence with the center of said Road, S11°W 16 poles, S1°E 20 poles, S10½°E 16 poles, S21°E 12 poles, S33°E 12 poles and S47°E 21.7 poles to the beginning, containing 130 acres±.

BEING the same property conveyed to P - G Trust and Estate of Carl Clore, Jr. by Quitclaim Deed from Paul G. Gilliam and Estate of Carl Clore, Jr. being recorded simultaneously herewith.

INCLUDED IN THIS DESCRIPTION BUT SPECIFICALLY EXCLUDED HEREFROM is that property conveyed to Russell Mason, Sr. and wife, Stella Mason by deed from Elizabeth Reynolds of record in Quitclaim Deed of record in Book 4395, page 426, containing 1.1 acres±, described as follows:

BEGINNING at a point on the southwesterly margin of Whites Creek Pike, said point being the northwesterly corner of the Smith property; thence with the northwestern boundary line of said tract of land, S34°30'W 118.9 feet to an iron pin; thence S47°00'W 188.7 feet to an iron pin; thence S48°30'W 334 feet to an iron pin; thence N41°30'W 50 feet to an iron pin; thence N42°45'E 490 feet, more or less, to an iron pin; thence N34°30'E 125 feet to an iron pin on the southwesterly margin of Whites Creek Pike; thence with said margin S56°00'E 100 feet to the point of beginning.

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

RECEIVED OF _____

FOR _____

BOOK 6265 PAGE 77

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
			76000.00-	CAMT.
			202.80	CSTAX
			.50	PRFEE
			9.00	WDEED
				CHECK 212.30-
			6327A04/05/84	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 1 3 7 3 5

IDENTIF. REFERENCE T

APR 5 10 38 '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN

No. 26154