THIS INSTRUMENT PREPARED BY: East End Title & Escrow
907 Two Mile Parkway, Building E
Goodlettsville, TN 37072

WARRANTY DEED

BOOK 6293 PAGE 563

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
FREDDIE E. DUNCAN, ET UX	THIRD NATIONAL MORTGAGE COMPANY	Map 94-2
(NAME)	(NAME)	
1700 LONG AVENUE	P.O. Box 2628	Parcel 57
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
NASHVILLE TN 37206	NASHVILLE TN 37219	23W 02405
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------TEN AND NO/100----------
----------($10.00)---------- *Dollars,*
cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged,

RICHARD R. MINCHEY, hereinafter referred to as Grantor, has

have this day bargained and sold, and do hereby transfer and convey unto the said
FREDDIE E. DUNCAN AND WIFE, LINDA A. DUNCAN, hereinafter referred to as Grantees,
their *(successors), heirs and assigns,*
certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 226 in the East Edgefield Land Company's First Subdivision to East Nashville, of record in Book 57, page 130, Register's Office for said County, described as follows:

Said Lot 226 fronts 65 feet on south side of Long Avenue and extends back between parallel lines 150 feet to an alley, and is located on the southeast corner of Long Avenue and 17th Street.

Being the same property conveyed to Richard R. Minchey by deed from Ronald K. Nevin, Conservator for Beatrice Phillips, of record in Book 6189, page 577, Register's Office for Davidson County, Tennessee.

NOTARY PUBLIC VICKY V. TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 33,500.00

Subscribed and sworn to before me, this the 15th day of May, 19 84

Affiant

My commission expires 4/19/87 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 1700 Long Avenue, Nashville, TN 37206
(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
Grantees,
their *(successors)*
heirs and assigns forever I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees,
their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand* / s *this* 15th *day of* May, *19* 84, *the corporate party, if any, having caused its name to be signed hereto by the duly authorized officers on said day and date.*

Richard R. Minchey

7136

BOOK 6293 PAGE 564

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ... the undersigned ..... , a Notary Public in and for said County and State, ... RICHARD R. MINCHEY .....
.....
.....
the within named bargainor ..... with whom I am personally acquainted, and who acknowledged that ..... he ..... executed the within instrument for the purpose therein contained.

Witness my hand and official seal at ..... NASHVILLE ..... Tennessee, this ..... 15th ..... day of ..... MAY ..... , 19 ..84.....

..... Notary Public

Commission expires ..... 4-19-87 .....

VICKY V. KLEIN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 .....

RUSH

I 2 2 5 8 6

IDENTIF. REFERENCE

MAY 17 8 58 AM '84

REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

TO

23

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6293 PAGE 565

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

33501.00- CAMT.
66.00 CSTAX
.50 PRFEE
6.00 WDEED
SUBTOT 93.10-
71364805/17/84 CHG .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 2 2 5 8 6

IDENTIF. REFERENCE

MAY 17 8 56 AM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No.0036631