THIS INSTRUMENT PREPARED BY:
ROBERT L. DOZIER, ATTORNEY-AT-LAW
707 NASHVILLE CITY BANK BLDG
NASHVILLE, TENNESSEE 37201

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
J.M. Duke	SAME	MAP 117-9
(NAME)	(NAME)	
2419 Valley Brook Rd.		PAR. 114
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ----------($10.00)---------- *Dollars,*

cash in hand paid, the receipt of which is hereby acknowledged,

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ROBERT L. DOZIER, as Executor of the Estate of Bettye Bray Stewart

have this day bargained and sold, and do hereby transfer and convey unto the said J.M. DUKE, a single woman

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

LAND in Davidson County, Tennessee, being Lot 6A of Block 9, on the Map of Woodmont Estates, as revised by a division of Lot 6, of record in Book 4595, page 194, Register's Office for said County, and being the westerly portion of the original Lot 6 of Block 9 on the Map of Woodmont Estates, of record in Book 974, page 29, Register's Office of said County, and as revised and shown on the Plan of Woodmont Estate, Section No. 2, of record in Book 1130, page 99, said Register's Office, and more particularly described as follows:

BEGINNING at the northwesterly corner of Lot 6A, in the southerly margin of Valley Brook Road; thence South 34° 36' West, 274 feet; thence South 52° 14' East 86 feet; thence South 72° 27' East, 105 feet to the southwesterly corner of Lot 6; thence with the line between Lots 6 and 6A, North 20° 33' East 116.71 feet; thence North 22° 50' East, 150.0 feet to a point in the southerly margin of Valley Brook Road; thence westerly with the southerly margin of Valley Brook Road 128.0 feet, to the point of beginning, and containing one acre, more or less.

BEING the same property conveyed to W.R.C. Stewart, Jr., and wife, Bettye Bray Stewart, by deed from John M. Bates and wife, Mattie Pearson Bates, of record in Book 4716, Page 241, Register's Office for Davidson County, Tennessee. Both W.R.C. Stewart, Jr., and wife, Bettye Bray Stewart are deceased and title to said property vested in Robert L. Dozier, as Executor for the estate of Bettye Bray Stewart under her will which is of record in Will Book 148, Page 298, of the Probate Court for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 243,200.00

Subscribed and sworn to before me, this the 14th day of February, 19 85

Affiant J.M. Duke

My commission expires: 4/12/88 (Affix Seal)

Notary Public Robert L. Dozier

This is improved (X) unimproved ( ) property, known as 2419 Valley Brook Road, Nashville, TN 37215 (House Number) (Street) P.O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (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 Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 hands this 14th *day of* February, 1985, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Robert L. Dozier
ROBERT L. DOZIER, Executor for the Estate
of Bettye Bray Stewart

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Sandra Kaye Tatum, *a Notary Public in and for said County and State,* Robert L. Dozier, Executor for the Estate of Bettye Bray Stewart *the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, Tennessee *this* 14th *day of* February, *19* 85

Sandra Kaye Tatum
Notary Public

Commission expires 7/21/85

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 .....

I-83107

IDENTIFICATION REFERENCE

FEB 14 11 13 AM '85

FILED & RECORDED
REGISTER
DAVIDSON COUNTY, TN

RECEIVED

WARRANTY DEED

FROM
ROBERT L. DOZIER, Executor for the Estate of Bettye Bray Stewart

TO
J.M. DUKE, a single woman

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

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

243200.00- CAMT.
632.32 CSTAX
.50 PRFE
6.00 WDEED
CHECK 638.82-
12114024/14/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 8 3 1 0 7

IDENTIF. REFERENCE

FEB 14 11 13 AM '86

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 108601