Nashville, T...
G 251455 P.I

WARRANTY DEED BOOK 6912 PAGE 542

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James W. Perkins, Jr. (NAME)	(NAME)	
2017 - 8th Avenue South (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 23309 (STREET ADDRESS)	MAP 105-10
Nashville, Tennessee (CITY) (STATE) (ZIP)	Nashville, Tn. 37202 (CITY) (STATE) (ZIP)	PARCEL 182

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ---------- $10.00 ---------- Dollars,

Cash in hand paid by James W. Perkins, Jr. and wife, Betty B. Perkins and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

FILED 10 8 22 AM '86 REGISTER'S OFFICE DAVIDSON COUNTY, TENN. IDENTIFICATION REFERENCE 18763

W. E. Duggin and wife, Mildred H. Duggin

have this day bargained and sold, and do hereby transfer and convey unto the said James W. Perkins, Jr., and wife, Betty B. Perkins the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee as follows:

Land in Davidson County, Tennessee, described as follows: to-wit:

Being part of lot marked "Residence" on the Map of Douglas Place, as of record in Book 332, page 130, Register's Office for said County, and described according to a copy of a survey made by Hickerson & Miller, Engineers, dated May 26, 1959, as follows:

Beginning at an iron pin in the west margin of 8th Avenue South 156.8 feet north of the north margin of Douglas Avenue; thence South 67 degrees 45 minutes West 163.5 feet to an iron pin in the east margin of a proposed alley; said point being 156 feet north of the north margin of Douglas Avenue; thence along the east margin of said proposed alley, North 23 degrees 30 minutes west 272 feet to an iron pin thence north 88 degrees 50 minutes East 207 feet to an iron pin in the west margin of 8th Avenue South; thence with the margin of said Avenue, southerly 131.6 feet around a slight curve to an iron pin; continuing with the margin of said Avenue, South 22 degrees 15 minutes East 68.4 feet to the point of beginning.

Being the same property conveyed to W. E. Duggin and wife, Mildred H. Duggin, by deed from Commerce Union Bank, a Tennessee banking corporation of record in Book 5344, page 381, Register's Office of Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 180,000.00

Subscribed and sworn to before me this the 9th day of July, 19 86

Affiant

My commission expires 3-11-90

(Affix Seal)

Notary Public

unimproved ( )
This is improved (XX) property, known as 2017 - 8th Avenue South, Nashville, Tennessee
(House Number) (Street) P.O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the 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 9th day of July, 19 86, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

W. E. Duggin

Mildred H. Duggin
Mildred H. Duggin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* W. E. Duggin and wife, Mildred H. Duggin

the within named bargainors, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 9th *day of* July, *19* 86.

Notary Public

Commission expires 3-11-90

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 (or proved to me on the basis of satisfactory evidence), 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

WARRANTY DEED

FROM

W. E. Duggin, et ux

TO

James W. Perkins, Jr. et ux

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

180[illegible].10- CAPIT.
504.00 CSTAX
.50 PRFEE
6.00 MORTG
CHECK 510.50-
5209A07/10/86 BAL. .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1 8 7 6 3

IDENTIFICATION REFERENCE

JUL 10 8 22 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 268621