Boy & Co

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Mitylene G. Dudley
3454 Crestridge Drive
Nashville, TN. 37204

MORTGAGEE:
None

MAP-PARCEL NUMBERS:
MAP 118-10
PARCEL 142
16DA-14385

WARRANTY DEED

BOOK 6978 PAGE 867

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, John R. Cunningham and wife, Jennifer Allen Cunningham

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Mitylene G. Dudley and Harvel W. Williams

hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

LAND in Davidson County, Tennessee, being Lot No. 84 on the plan of part of the O. F. Noel Estate, Pleasant Valley, of record in Book 1424, page 63, Register's Office for said County.

SAID Lot No. 84 fronts 65.0 feet on the westerly margin of Crestridge Drive and extends back 139.2 feet on the northerly line and 153.0 feet on the southerly line to a dead line in the rear, measuring 93.0 feet thereon.

BEING the same property conveyed to John R. Cunningham and wife, Jennifer Allen Cunningham, a one-half undivided interest and Charles E. Allen and wife, Grace Allen, a one-half undivided interest by deed from Allyne S. Crowson, unmarried of record in Book 5884, page 383, said Register's Office for Davidson County, Tennessee. Charles E. Allen and wife, Grace Allen conveyed their interest in said property to John R. Cunningham and wife, Jennifer Allen Cunningham by Quitclaim Deed of record in Book 6682, page 302, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

This is (un)improved property, known as 3454 Crestridge Drive, Nashville, TN. 37204.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 12th day of September, 19 86

Jennifer Allen Cunningham

John R. Cunningham

STATE OF TENNESSEE
COUNTY OF Davidson

On this 12th day of September, 19 86, before me personally appeared John R. Cunningham and wife, Jennifer Allen Cunningham, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as their free act and deed.

My Commission Expires: 10-24-88

Notary Public

NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE

09/15 CHECK

1931

STATE OF TENNESSEE
COUNTY OF _____

BOOK 6978 PAGE 368

Before me, the undersigned, 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 the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $100,000.00.

Mitylene G. Dudley
Affiant

Subscribed and sworn to before me, this the 12th day of September, 1986.

My Commission Expires: 10-24-88

_____
Notary Public

WILKINS, JR. NOTARY PUBLIC AT LAW STATE OF TENNESSEE

WARRANTY DEED

from:
John R. Cunningham and wife,
Jennifer Allen Cunningham

to:
Mitylene G. Dudley and Harvel W. Williams

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

IDENTIFICATION REFERENCE

FILED FOR RECORD AND REGISTERED IN DAVIDSON COUNTY, TN
FELIX Z. WILKINS REGISTER
Sep 15 | 38 PM '86

42058

TN25748

Box 8/t1

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

RECEIVED OF _____

FOR _____

BOOK 6978 PAGE 869

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

100000.00- CAMT.
280.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 286.50-
1931A09/15/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

42058

SEP 15 1 30 PM '86

FELIX Z. WILSON II REGISTER

No. 294750