Mortgagee: Metropolitan Federal Bank

This Instrument Was Prepared By:
George E. Mudter, Jr., Esq.
Trabue, Sturdivant & DeWitt
27th Floor, L & C Tower
Nashville, TN 37219

BOOK 7260 PAGE 297

Address New Owner(s):

William K. Hale
Mary F. Hale
101 Highlea Rd
Brentwood, TN 37027

Send Tax Bills to:

New Owners

Map: 159-1
Parcel: 29

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, Dukes & Dukes, a Tennessee general partnership, (the "Grantor"), has this day bargained and sold, and does hereby transfer and convey to WILLIAM K. HALE and wife, MARY F. HALE (the "Grantee"), its successors, heirs and assigns, all that tract or parcel of land described on Exhibit "A" hereto.

This is unimproved property.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee and its successors, heirs and assigns, forever.

AND Grantor convenants that it is lawsully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "B" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to said Grantee, its successors, heirs and assigns against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 4th day of June, 1987.

DUKES & DUKES, a Tennessee general partnership

By: _____
Buddy R. Dukes, General Partner

By: _____
Glenn G. Dukes, General Partner

33554

IDENTIFICATION REFERENCE

JUN 5 12 06 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, ANITA L. DANIEL, Notary Public, Buddy R. Dukes and Glenn G. Dukes, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained, and who further acknowledged that they are the General Partners of the maker or a constituent of the maker and are authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 4 day of June, 1987.

Anita L. Daniel
Notary Public

My Commission Expires: 3-11-90

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $89,550.00.

Affiant

Subscribed and sworn to before me,
this 4 day of June, 1987.

Anita L. Daniel
Notary Public

My Commission Expires: 3-11-90

DESCRIPTION

Land in Davidson County, Tennessee, being Lot(s) No. 31 on the Plan of Hound's Run as of record in Plat Book 6900, pages 167-171, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being part of the property conveyed to Dukes & Dukes, a Tennessee general partnership, by deed from Dukes & Dukes Development Corporation of record in Book 7174, page 887, Register's Office for Davidson County, Tennessee.

Exhibit "A"

TITLE EXCEPTIONS

1. All matters appearing on the Plan of Hound's Run, of record in Plat Book 6900, pages 167-171, Register's Office for Davidson County, Tennessee.

2. Declaration of Protective Covenants, Conditions and Restrictions for Hound's run, of record in Book 7079, page 995, Register's Office for Davidson County, Tennessee.

3. 1987 property taxes which have been prorated and assumed by Grantee.

Exhibit "B"

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

RECEIVED OF _____

FOR _____

BOOK 7260 PAGE 301

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			89550.00- CAMT. 250.60 CSTAX .50 PRFEE 12.00 WDEED CHECK 263.10- 5949A06/05/87 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3.3.5.5.4.

IDENTIFI REFERENCE

JUN 5 12 06 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 90323