This Instrument Prepared By:
W. Lee Corbett & Associates
2114 Parkway Towers
Nashville, TN 37219

NEW OWNER	SEND TAX BILL	MAP-PARCEL NO.
Scott and Barbara Dukette 4511 Beacon Drive Nashville, TN 37215	Same	Map 130-11 Parcel 107

WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, Egbert A. Buchart, unmarried ("Grantor"), has bargained and sold and by these presents does transfer and convey to Scott E. Dukette and wife, Barbara J. Dukette ("Grantees"), their heirs and assigns, certain real estate in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot Number 10 of Block "S" on the Plan of Tyne Meade - Section 4, of record in Book 1424, Page 25, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description thereof.

Being the same property conveyed to Egbert A. Buchart by Deed from Milton Bracey and wife, Jane Bracey, of record in Book 3916, Page 238, Register's Office for Davidson County, Tennessee.

This is improved property known as 4511 Beacon Drive, Nashville, Tennessee 37215, Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract of land, with the appurtenances, estate, title and interest thereto belonging to the Grantees, their heirs and assigns, forever.

Grantor covenants with Grantees that Grantor is lawfully seized and possessed of the property in fee simple; that Grantor has a good right to convey the Property; and that the Property is unencumbered except as set forth in Exhibit "A", attached hereto and incorporated herein by reference.

Grantor further covenants to warrant and forever defend the title to the Property to Grantees, and Grantees' heirs and assigns against the lawful claims of all persons whomsoever.

Executed this 6 day of October, 1988.

Egbert A. Buchart

RUSH

7.4229

IDENTIFICATION REFERENCE

Oct 6 2 40 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

4718 10/06 0101 03CHECK 577.10

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, Egbert A. Buchart, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 6th day of October, 1988.

Debbie D King
Notary Public

NOTARY PUBLIC STATE AT LARGE

My Commission Expires: 10/9/91

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $172,000.00.

V E Duckette
Affiant

Sworn to and subscribed before me this 6th day of October, 1988.

Debbie D King
Notary Public

NOTARY PUBLIC STATE AT LARGE

My Commission Expires: 10/9/91

EXHIBIT "A"

1. 1988 taxes pro-rated and assumed by Grantees.

2. 75 foot building setback line from Beacon Drive and a 10 foot public utility easement along the rear line of the property is shown on the Plan of Record in Book 1424, page 25, Register's Office for Davidson County, Tennessee.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7671 PAGE 929

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 172000.00
CON TX 567.60
PRFEE 0.50
WDEED 9.00
TOTAL 577.10
CHECK 577.10

10/06/88 01 14:43 0001 4718

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.4229

IDENTIFICATION REFERENCE

OCT 6 2 40 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 141548

