WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY:		
Harold E. Collins, Attorney 4800 Charlotte Avenue, Nashville, TN 37209		
NAME ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
H.C. Duke	SAME	MAP 91-6
(NAME)	(NAME)	
7435 Lakeview Drive		PARCEL 266
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37209		
(CITY) (STATE) (P.O.ZIP)	(CITY)(STATE)(ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF SIXTEEN THOUSAND FIVE HUNDRED 00/100 DOLLARS ($16,500.00) CASH IN HAND PAID TO THE GRANTORS BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, Ernestine J. Thompson, Administratrix for the Estate of Joe Edward Thompson, deceased, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO H.C. Duke, HEREINAFTER CALLED THE GRANTEES, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Said lots numbers 1409 and 1411 adjoin and front together 50 feet on the northerly side of Tennessee Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Joe Thompson and wife, Mary Ann Thompson by deed from Clarence M. McCoy and wife, Patricia McCoy, of record in Book 4965, Page 148 R.O.D.C Davidson County, Tennessee, the said Joe Thompson and wife, Mary Ann Thompson having since divorced with the said property awarded to Joe Thompson, and being the same property conveyed to the Estate of Joe Edward Thompson by deed from Mary A. Thompson Fisher of record in Book 8013 Page 97, R.O.D.C. Tennessee, the said Mary Ann Thompson and Mary Ann Thompson Fisher being one and the same person, the said Joe Edward Thompson having since died intestate.

The Grantor herein, Ernestine J. Thompson, Administratrix of the Estate of Joe Edward Thompson, executes this instrument for the express purpose of carrying out the order, dated September 15, 1989, of the Probate Court for Davidson County, Tennessee, Rule No. 90849, wherein said property was directed to be sold to pay claims filed against said Estate.

1990 Property taxes pro-rated and assumed by Buyer.

Improved Property 5504 Tennessee Avenue, Nashville, Tennessee 37209
(House Number) (Street) (City) (State) (Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES, that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 my hand this 27th day of February, 1990.

Ernestine J. Thompson
ERNESTINE J. THOMPSON,
Administratrix of the Estate of
Joe Edward Thompson, deceased

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON) The actual consideration or value whichever is
[greater, for this transfer is: $16,500.00
[Subscribed and sworn to before me, this the 22nd day of
[February, 1990.
[H. E Collins
[Affiant
[My commission expires: July 24, 1993
[(Affix Seal)
[Brenda S. Huffines
[NOTARY PUBLIC

DAVID A. HUFFINES NOTARY PUBLIC AT LARGE STATE OF TENN.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ernestine J. Thompson, Administratrix for the Estate of Joe Edward Thompson, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 22nd day of February, 1990.

Brenda S. Huffines
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENN.

My commission expires: July 24, 1993

RUSH

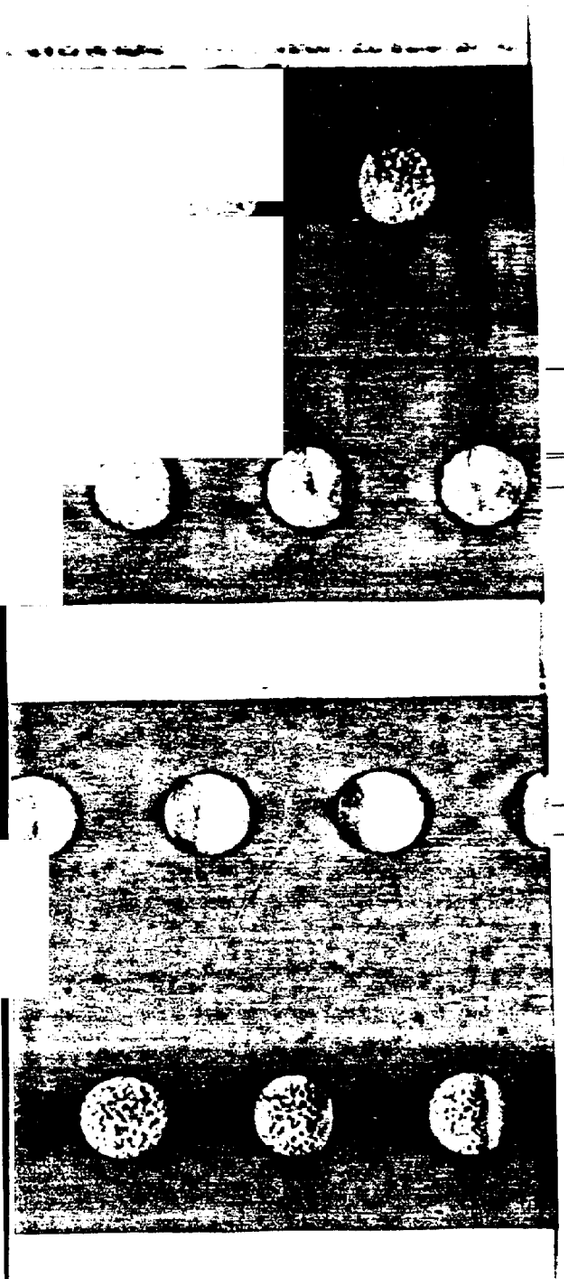
069085

IDENTIF. TREFERENCE

FEB 28 12 38 PM '90

DAVIDSON COUNTY TN.

6550 02/28 0101 03CHECK 61.45



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

RECEIVED OF _____

FOR _____

BOOK 8054 PAGE 24

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
			CAMT	16500.00
			CON TX	54.45
			PRFEE	1.00
			WDEED	6.00
			TOTAL	61.45
			CHECK	61.45
02/28/90	01		12:34 0001	6550

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06985

IDENTIF. TREFERENCE

FEB 28 12 38 PM '90

REGISTER'S OFFICE
DAVIDSON COUNTY TN.

No. 296503