FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57859.11

Clifton J Dukes
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF May, 19 90

Marbut Glenn Gaston
Notary Public

MY COMMISSION EXPIRES: 3-3-92
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Marbut Glenn Gaston, Jr., Lawyer, 2211 Crestmoor Rd., Nashville 37215
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Clifton J. Dukes etux (NAME)	Chemical Mortgage Co. (NAME)	33-12-42
c/o 513 Freda Villa (STREET ADDRESS OR ROUTE NUMBER)	101 East Town Street (STREET ADDRESS)	GO-07011
Madison, TN 37115 (CITY) (STATE) (P.O. ZIP)	Columbus, Ohio 43215 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ~~WE~~ I, John H. Pamplin, an unmarried person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Clifton J. Dukes and wife, Sallie A. Dukes

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 178 on the plan of Gatewood Subdivision, Section 1, as of record at Book 3300, page 47, Register's Office for Davidson County, Tennessee, to which reference is hereby made and the same incorporated herein for a complete description of said lot.

Being all the same property conveyed to the grantor herein by deed at Book 6815, page 757, said Register's Office.

This conveyance is subject to 1990 property taxes, restrictive covenants of record at Book 3370, page 121, Book 3375, page 249, and Book 3398, page 438, said Register's Office, the limitations shown on said plan of record at Book 3300, page 47, said Register's Office, and to a first mortgage note evidenced by deed of trust of record at Book 4862, page 109, said Register's Office, and as a part of the consideration for this transfer is the grantees express agreement to assume and pay the unpaid balance of that note according to the terms and conditions thereof and the deed of trust which secures the same, and further that all right, title and interest in and to the escrow account and insurance policy held in connection therewith is also transferred, conveyed and granted by said grantor to said grantees. Grantees assumption agreement is evidenced by their signatures below.

~~XXXXXX~~ This is improved (X) property, known as 516 Kathy Ave., Goodlettsville, TN 37072
(House Number) (Street) (P.O. Address) (City or Town) (Postal 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 our hand s this 9th day of May, 19 90

John H. Pamplin

To Evidence Assumption agreement:

Clifton J. Dukes — Sallie A. Dukes

by Clifton J Dukes — by Clifton J Dukes

STATE OF TENNESSEE }
Davidson County }

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Personally appeared before me, Marbut Glenn Gaston, Jr., a Notary Public in and for said County and State, the within named John H. Pamplin ~~and Clifton J. Dukes and wife, Sallie A. Dukes~~

the bargainor~~s~~, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that ~~they~~ he executed the within instrument for the purposes therein contained. and that he was an unmarried person.

Witness my hand and official seal at Nashville, Tennessee, this 9th day of May, 1990 19__.

Marbut Glenn Gaston, Jr. Notary Public

Commission Expires 3-3-92

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19__.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM John H. Pamplin

TO Clifton J. Dukes and wife, Sallie A. Dukes

26034

IDENTIFICATION REFERENCE

MAY 14 1 19 PM '90

FELIX Z. WILKINS REGISTER
DAVIDSON COUNTY

ATTORNEYS TITLE™ A Minnesota Title Company

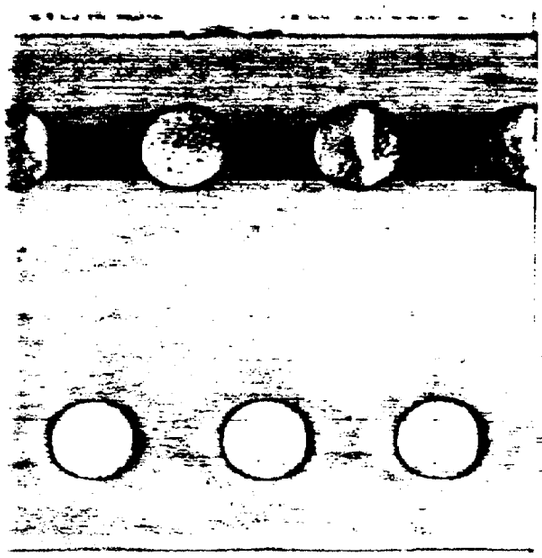
SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

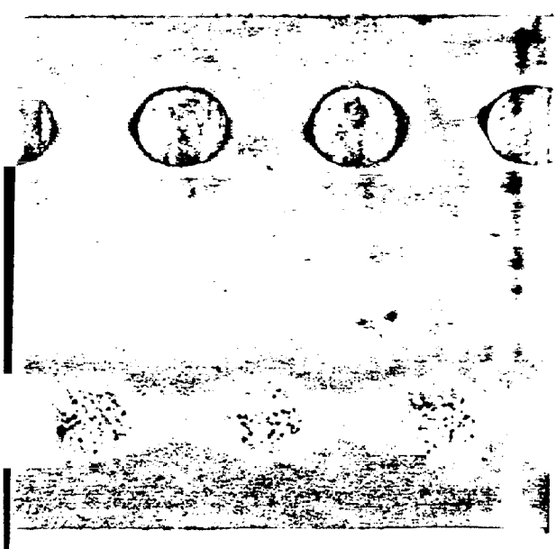
STATE OF Tennessee:
COUNTY OF Davidson:

On this 9th day of May, 1990, before me the undersigned authority did personally appear Clifton J. Dukes, to me known or proved to me on the basis of satisfactory evidence to be the person who executed the foregoing instrument in behalf of Clifton J. Dukes and Sallie A. Dukes, and who acknowledged that he executed the same as the free act and deed of the said Clifton J. Dukes and wife, Sallie A. Dukes. **WITNESS** my hand and official seal at Nashville, Tennessee this 9th day of May, 1990.

my comm expires: 3-3-92

Marbut Glenn Gaston, Jr. Notary Public





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
				CAMT 57859.11
				CON TX 191.07
				PRFEE 1.00
				MTEED 6.00
				TOTAL 198.07
				CHECK 198.07
05/14/90	01			13:20 0001 1369

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

26034

IDENTIFICATION REFERENCE

MAY 14 1 19 PM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 318825