BOOK 8516 PAGE 726

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 50,000.00
G. W. Hire
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
13th DAY OF December 19 91
Notary Public
MY COMMISSION EXPIRES My Commission Expires NOV. 21, 1992
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC. 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072 "BASED UPON INFORMATION FURNISHED BY THE PARTIES"

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DONALD B. DUKES	SAME	052-02A 177.00
(NAME)	(NAME)	
4028 Yoest DR.		
(ADDRESS)	(ADDRESS)	
Nashville TN. 37207		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, G. W. HIRE AND WIFE, LULA MAE HIRE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DONALD B. DUKES AND WIFE, JANET C. 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:

LAND in Davidson County, Tennessee, being Lot No. 38 of Block "A" on the Revised Map of Rainbow Terrace Subdivision, of record in Book 1130, page 85, Register's Office for said County.

Being the same property conveyed to G. W. HIRE by deed of record in Book 4575, page 880, Register's Office for Davidson County, Tennessee.

LULA MAE HIRE joins in this conveyance for the purpose of conveying any right, title or interest, which she may have, marital or otherwise, in and to subject property.

7.2 6.4.9

IDENTIFICATION REFERENCE

FILED & RECORDED REGISTER DAVIDSON COUNTY, TN
DEC 27 12 24 PM '91

6274 12/27 0101 03CHECK 192.00

unimproved ( )
This is improved (XX) property, known as 706 Blackstone Av. Madison, Tn. 37115
(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 & this 13th. day of December 19 91

Lula Mae Hire
LULA MAE HIRE

G. W. Hire
G. W. HIRE

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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 G. W. HIRE AND WIFE, LULA MAE HIRE

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at GOODLETTSVILLE, Tennessee, this 13th day of December, 1991.

Commission expires My Commission Expires Nov. 21, 1992

Notary Public

STATE OF TENNESSEE

COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

WARRANTY DEED

FROM

TO

RETURN TO:

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 50000.00
CON TX 185.00
PRFEE 1.00
WDEED 6.00
TOTAL 192.00
CHECK 192.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01 12:26 0001 6274

7264.9

IDENTIFICATION REFERENCE

Dec 27 12 24 PM '91

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TENNESSEE

No. 488739