BOOK 9435 PAGE 967

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $79,500.00

Bonnie H. Dolan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF August, 1994

Notary Public

MY COMMISSION EXPIRES 7-24-98
(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
ARTHUR K. LOWEN, ATTORNEY, 201 4TH AVE. NORTH, NASHVILLE, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert E. Dolan etux (NAME)	New Owner (NAME)	Map 104-06
3822 Whitland Ave. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 206
Nashville, TN. 37205 (CITY) (STATE) (P.O. ZIP)	(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 Leo F. Duzak

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert E. Dolan and wife, Bonnie H. Dolan

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. 29, in the Bransford Realty Company's West End Avenue Place, a plan of which is of record in Book 332, page 15, Register's Office for Davidson County, Tennessee.

Said Lot No. 29 fronts 50 feet on the southwest side of 32nd Avenue South and extends back between parallel lines 150 feet, more or less, to an alley.

Being the same property conveyed to Leo F. Duzak and wife, Juliette H. Duzak, by deed of record in Book 4489, page 779, Register's Office for Davidson County, Tennessee, the said Juliette H. Duzak having conveyed her interest in subject property to Leo F. Duzak by Quitclaim Deed of record in Book 6968, page 589, said Register's Office.

The above description is the same as the previous Deed of record, no boundary survey having been made in connection with this conveyance.

Juliette H. Duzak joins in this conveyance in order to relinquish any rights she may have in the subject property, by reason of her status as spouse of the Grantor, Leo F. Duzak, or otherwise.

80931

IDENTIF. & REFERENCE

94 AUG 12 PM 2:42

REGISTER
DAVIDSON COUNTY, TN.

This is unimproved / improved property known as 401 32nd Avenue South, Nashville, Tennessee 37212
(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 hands this 12 day of August, 1994

Leo F. Duzak

Leo F. Duzak

Juliette H. Duzak

Juliette H. Duzak

STATE OF TENNESSEE }
Davidson County }

BOOK 9435 PAGE 968

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Leo F. Duzak and Juliette H. Duzak

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 Nashville, Tennessee, this 12 day of August, 19 94.

Commission Expires 7/24/96

E. Sue Dotts
Notary Public

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
LEO F. DUZAK

TO
ROBERT E. DOLAN etux
BONNIE H. DOLAN

7629 08/12 0101 03CHECK 303.15

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9435 PAGE 969

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 79500.00
CON TX 294.15
PRFEE 1.00
WDEED 8.00
TOTAL 303.15
CHECK 303.15

08/12/94 01 14:42 0001 7629

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

IDENTIF. & REFERENCE 80931

94 AUG 12 PM 2:42

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 824096