BOOK 10279 PG 589

96 DEC -4 AM 9:43

0252420

IDENTIF. & REFERENCE

CLERK & MASTER
DAVIDSON COUNTY, TN.

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (cmw) Title No: 38404/38405
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Kenneth L. Dugan Diane F. Dugan 949 Glendale Lane Nashville, TN 37204	SAME

TAX MAP-PARCEL NUMBERS: 132-09-26 16DA 17038

1785 12/04 0101 03CHECK 556.60

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Camille Harlin Hickerson, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Kenneth L. Dugan and spouse, Diane F. Dugan,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being the easterly half of Lot No. 15 on the map of W. W. Wilkinson's Subdivision of Lots Nos. 32 and 33 in Oak Hill Subdivision No. 1, as of record in Book 843, Page 82, Register's Office for said County.

SAID part of lot No. 15 fronts 50 feet on the southerly side of an unnamed road, sometimes called Park Avenue, now known as Glendale Lane, and runs back 258.5 feet on the easterly line and 261 feet, more or less, on the westerly line to the northerly line of Lot No. 13 and measures 50 feet thereon.

BEING the same property conveyed to Camille Harlin Hickerson, unmarried by deed from Russell T. Wingo, Jr., and wife, Deborah W. Wingo of record in Book 7516, Page 53, Register's Office for said County.

By Quitclaim Deed of record in Book 8525, Page 573, said Register's Office, a tenancy by the entirety was created in Howard Larry Grissom and wife, Camille H. Grissom. The said Howard Larry Grissom and Camille Harlin Grissom have since divorced. By Quitclaim deed of record in Book 8701, Page 308, said Register's Office, the said Howard Larry Grissom conveyed his interest in subject property to Camille Harlin Hickerson.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

The property herein conveyed is subject to restrictive covenants of record in Book 843, Page 82, said Register's Office, and to the matters set forth in the referenced Plan of record.

This is improved property, known as: 949 Glendale Lane, Nashville, TN 37204

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 27th day of November, 1996.

Camille Harlin Hickerson

Camille Harlin Hickerson

State of Tennessee
County of Davidson

On this 27th day of November, 1996, before me the undersigned authority, personally appeared **Camille Harlin Hickerson**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 148000.00

Diane F. Duzan

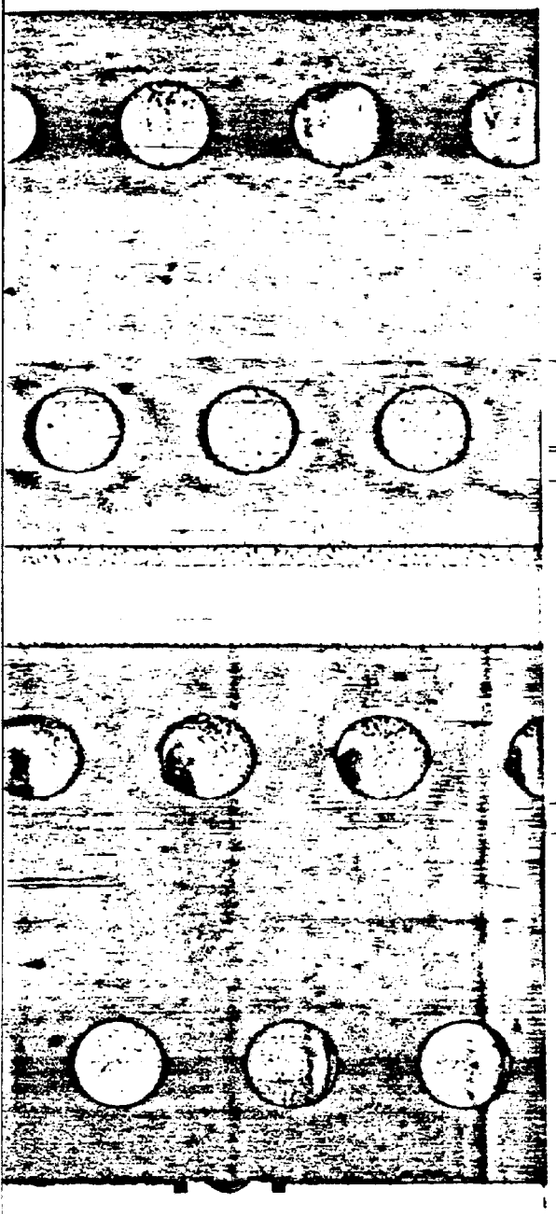
Affiant

Sworn and subscribed before me on the 27th day of November, 1996.

Notary Public

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10279 PG 591

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
148000.00
CON TX 547.60
PRFEE 1.00
WDEED 8.00
TOTAL 556.60
CHECK 556.60

12/04/96 01 09:46 0001 1705

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0252420
IDENTIF. ↑ REFERENCE

96 DEC -4 AM 9:44
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1094448