47

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 143,250.00

X Barbara O. Schutt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF April, 19 98

Bertie Jo Whitaker
Notary Public
Bertie Jo Whitaker

MY COMMISSION EXPIRES: 11-27-99
(AFFIX SEAL)

BERTIE JO WHI... NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN & GREENE, PLLC, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Barbara O. Schutt (NAME)	SUNTRUST BANK, NASHVILLE, N. A. (NAME)	MAP 51-3
1010 Townley Drive (ADDRESS)	P. O. BOX 305110, 7TH FLOOR (ADDRESS)	PARCEL 185
Madison, TN 37115 (CITY) (STATE) (ZIP)	NASHVILLE, TN 37230-5110 (CITY) (STATE) (ZIP)	11D-15105

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, Horace A. Duke, Jr. and wife, Eva Mai Felts Duke

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Barbara O. Schutt and Clarence A. Schutt, III, wife and husband

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. 22, Pleasant Acres, Section 5, as of record in Book 2331, Page 56, Register's Office for Davidson County, Tennessee.

SAID Lot No. 22 fronts 207.37 feet on the southerly side of Townley Drive and runs back 304.93 feet on the easterly line and 294.41 feet on the westerly line to a dead line, measuring 78 feet thereon.

Being the same property conveyed to Horace A. Duke Jr. and wife, Eva Mai Felts Duke by deed from Gaines and Gregory Construction Company, Inc., of record in Book 2490, Page 61, Register's Office for said County.

98 MAY -4 PM 1:21
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

04 32895
IDENTIFICATION REFERENCE

unimproved ( )
This is improved (X) property, known as 1010 Townley Drive, 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 s this 30th day of April 19 98

X Horace A. Duke Jr.
Horace A. Duke, Jr

X Eva Mai Felts Duke
Eva Mai Felts Duke

10913-130

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 Horace A. Duke, Jr. and wife, Eva Mai Felts Duke

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 30th day of April, 19 98.

Commission expires 11-27-99

Bertie Jo Whitaker
Notary Public

STATE OF TENNESSEE
COUNTY OF

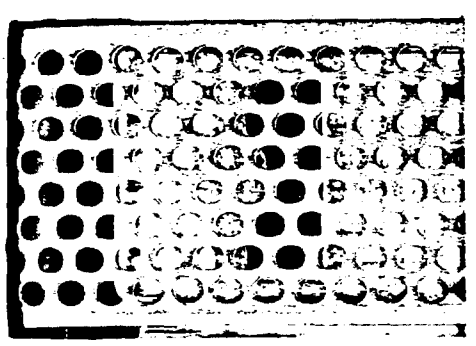
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

1922 05/04 0101 03CHECK 539.02



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10913 PG 131

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

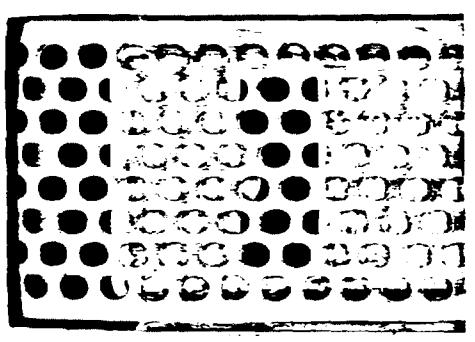
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT

143250.00
CON TX 530.02
PRFEE 1.00
WDEED 8.00
TOTAL 539.02
CHECK 539.02

05/04/98 01 13:24 0001 1972

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0432895
IDENTIF. ↑ REFERENCE

98 MAY -4 PM 1:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1288046