FORM NO. WD-1

BOOK 4207 PAGE 840

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 18,750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF January 1968.

Notary Public

MY COMMISSION EXPIRES: January 23 1972

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY
SUITE 508 - 315 FOURTH AVE. NORTH
NASHVILLE, TENNESSEE 37202

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles F. Steagald, Jr. et ux (NAME)	Commerce Union Bank (NAME)	4 D 24156
609 Des Moines Drive (STREET ADDRESS OR ROUTE NUMBER)	400 Union Street (STREET ADDRESS)	Map 75-7
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Par 59

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, Johnson Homes, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles F. Steagald, Jr. and wife, Phyllis D. Steagald

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. 50 on the Plan of Tulip Grove Subdivision, Section II, as of record in Book 3700, page 122, Register's Office for Davidson County, Tennessee.

Said Lot no. 50 fronts 78.80 feet on the easterly margin of Des Moines Drive and runs back between lines measuring 165.48 feet on the southerly line and 189.45 feet on the northerly line to a dead line in the rear measuring 123.76 feet thereon.

Being the same property conveyed to Johnson Homes, Inc. by deed from Miller Kimbrough, Trustee, as of record in Book 4169, page 209, Register's Office for Davidson County, Tennessee.

This is { unimproved / improved } property, known as 609 (House Number) Des Moines Drive (Street) (P. O. Address) Hermitage (City or Town) 37076 (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 my hand this 24th day of January, 1968

Johnson Homes, Inc.

By: A. H. Johnson, Jr.
A. H. Johnson, Jr.
President

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, Patricia Bentley, a Notary Public within and for the State and County aforesaid, personally appeared A. H. Johnson, Jr.

and _____ with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President and _____ respectively of the Johnson Homes, Inc. the within named bargainor, a corporation, and that (he) as such President (they) being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said A. H. Johnson, Jr. as such President, and attesting the same by the said _____

Witness my hand and official seal at office at Nashville, Tennessee on this the 24th day of January, 19 68

My commission expires January 23, 1972

Patricia Bentley
Notary Public

WARRANTY DEED

FROM
JOHNSON HOMES, INC.

TO
CHARLES F. STEAGALD, JR.

04032

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JAN 29 1 43 PM '68

NOTED: BOOK 118 PAGE 186
RECORDING FEE $ 3.00
DEP. REG. R

Attorneys Title Company
Titles Guaranteed

EDWARD SEDDON
ATTORNEY AT LAW
SUITE 508-315 FOURTH AVE. NO.
P. O. BOX 2988
NASHVILLE, TENNESSEE 37219

STATE TAX $ 48.62
PROBATE .50
TOTAL $ 49.12

JAN 29 1968

FELIX Z. WILSON, II
COUNTY REGISTER
DAVIDSON COUNTY, TENN.