BOOK 4260 PAGE 716

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 12,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF August, 19 68.

Notary Public

MY COMMISSION EXPIRES: 4 Nov C 1969

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel Claude Bechard et ux (NAME)	Commerce Union Bank (NAME)	13 D- 24275
2206 Courtney Avenue (STREET ADDRESS OR ROUTE NUMBER)	400 Union Street (STREET ADDRESS)	Map 69-12
Nashville, Tennessee 37218 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Par 80

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, Owen E. Proctor and wife, Dorothy Marie Proctor

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Daniel Claude Bechard and wife, Betty Jean Bechard

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. 7 on the Plan of Orchard Hill Subdivision, as of record in Book 2663, page 98, Register's Office for Davidson County, Tennessee.

Said Lot No. 7 fronts 77.9 feet on the southeasterly margin of Courtney Avenue and runs back between lines measuring 237.2 feet on the northeasterly line and 243.6 feet on the southwesterly line to a dead line in the rear, measuring 89.0 feet thereon, said dead line being the northwesterly margin of Valley Avenue.

Being the same property conveyed to Owen E. Proctor and wife, Dorothy Marie Proctor be deed from A. A. Dugger and wife, Sally L. Dugger, as of record in Book 2997, page 573, Register's Office for said county.

This is { unimproved ( ) / improved ( ) } property, known as 2206 (House Number) Courtney Avenue (Street) Nashville, Tennessee 37218 (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 9th day of August, 19 68

Owen E. Proctor

Owen E. Proctor

Dorothy Marie Proctor

Dorothy Marie Proctor

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Earl Pigg, a Notary Public in and for said County and State, the within named Owen E. Proctor and wife, Dorothy Marie Proctor

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville Tennessee, this 9th day of August, 19 68

Commission expires May 6, 1969

Earl Pigg
Notary Public

STATE OF TENNESSEE
Davidson County

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 (their several oaths) (his oath) (themselves) (himself) acknowledged to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and (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 _____ 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 OWEN E. PROCTOR ET UX

TO DANIEL CLAUDE BECHARD ET UX

A 09482

IDENTIF. REFERENCE

AUG 15 2 53 PM '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed

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

AUG 15 68	CONV	12,000.00			
AUG 15 68	S TAX		A*	31.20	
AUG 15 68	PR FEE		A*	.50	
AUG 15 68	W DEED		A*	3.00	* 34.70