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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,500.00

Harold Dean Spears
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF June, 1969.

Mary E. Jackson
Notary Public

MY COMMISSION EXPIRES: 11-15-72

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Russell H. Hippe, Jr., 26th Floor, L & C Tower, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harold Dean Spears et ux	Commerce Union Bank	15DA 48975
(NAME)	(NAME)	
2430 Eastland Ave.	800 Main Street	Map 83-12
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37206	Nashville, Tenn. 37206	Par 101
(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, Abner M. Meadows and wife, Lucille G. Meadows

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Harold Dean Spears and wife, Shelby Jean Spears

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. 208 on the Plan of Eastland Acres, Section 4, as of record in Book 2331, page 94, Register's Office for Davidson County, Tennessee.

Said Lot No. 208 fronts 155 feet on the southwesterly side of Eastland Avenue and extends back 366.2 feet on the northwesterly line and 366.9 feet on the southeasterly line to a dead line measuring 29.5 feet thereon.

Being the same property conveyed to Abner M. Meadows and wife, Lucille G. Meadows, by deed from Suburban Properties, Inc. of record in Book 2635, page 317, said Register's Office.

This is unimproved ( ) improved (X) property, known as 2430 (House Number) Eastland Avenue (Street) (P. O. Address) Nashville, (City or Town) 37206 Tennessee (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 24th day of June, 1969

Abner M. Meadows

Abner M. Meadows

Lucille G. Meadows

Lucille G. Meadows

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Mary E. Jackson, a Notary Public in and for said County and State, the within named Abner M. Meadows & wife, Lucille G. Meadows

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 24th day of June 19 69

Commission expires 11-12-72

Mary E. Jackson
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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, 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
Abner M. Meadows et ux

TO
Harold Dean Spears et ux

A 45801

IDENTIF. REFERENCE

JUN 27 8 53 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Russell H. Hippe, Jr.
26th Floor, L & C Tower
Nashville, Tennessee

JUN 27 69	CONV	25,500.00			
JUN 27 69	S'TAX		A*	66.30	
JUN 27 69	PR'FEE		A*	.50	
JUN 27 69	W'DEED		A*	3.00	* 69.80