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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 $ 11,950.00

Thelma L. Harden
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF January, 19 70

Notary Public,

MY COMMISSION EXPIRES: _____

(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
Thelma L. Harden (NAME)	Commerce Union Bank (NAME)	25W-01465
4507 Dakota Avenue (STREET ADDRESS OR ROUTE NUMBER)	800 Main Street (STREET ADDRESS)	Map 91-16
Nashville, Tenn. 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37206 (CITY) (STATE) (ZIP)	Par 144

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, Roy G. Waynick and wife, Doris Waynick

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thelma L. Harden, an unmarried person

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. 408 of Block 21, Charlotte Park Company's First Addition to West Nashville, as of record in Book 57, page 103, Register's Office for Davidson County, Tennessee.

Said Lot No. 408 fronts 50 feet on the south side of Dakota Avenue, (formerly 4th Avenue), and extends back southwardly between parallel lines 150 feet to an alley.

Being the same property conveyed to Roy G. Waynick and wife, Doris Waynick, by deed from Mildred Hightower Waynick Whittaker, of record in Book 4266, page 932, said Register's Office.

This is unimproved ( ) improved (X) property, known as 4507 (House Number) Dakota Avenue (Street) Nashville (P. O. Address) Tennessee (City or Town) 37209 (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 21st day of January, 19 70

Roy G. Waynick

Mrs. Doris I. Waynick
Doris Waynick
(Mrs. Doris I. Waynick and Doris Waynick are one and the same person.)

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 Roy G. Waynick and wife, Doris Waynick

the bargainors, 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 21st day of January 19 70

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
ROY G. WAYNICK ET UX

TO
Thelma L. Harden, an unmarried person

A 6 6 5 4 7

IDENTIF. REFERENCE

JAN 22 2 21 PM '70

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

JAN22⁷⁰	CONV	11,950.00				
JAN22⁷⁰	S'TAX		A*	30.94		
JAN22⁷⁰	PR'FEE		A*	.50		
JAN22⁷⁰	W'DEED		A*	3.00	*	34.44