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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 $ 15,950.00

Gil R. Flores
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF August 1970

Mary E. Jackson
Notary Public

MY COMMISSION EXPIRES: 11-9-72

(AFFIX SEAL)

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gil R. Flores et ux (NAME)	Commerce Union Bank (NAME)	3D/5890
571 Upshaw Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 60387 (STREET ADDRESS)	Map 108-
Nashville, Tenn. 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37206 (CITY) (STATE) (ZIP)	Par 17

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, Irving G. Smith and wife, Dorothy M. Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gil R. Flores and wife, Pilar D. Flores

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. 59 on the Plan of Larkwood Subdivision, of record in Book 2900, page 144, Register's Office for Davidson County, Tennessee.

Said Lot No. 59 fronts 80 feet on the easterly side of Upshaw Drive and runs back 197.67 feet on the northerly line and 190.57 feet on the southerly line to a dead line measuring 65.71 feet thereon.

Being the same property conveyed to Irving G. Smith and wife, Dorothy M. Smith by deed from York Construction Company, of record in Book 3766, page 325, said Register's Office.

This is (unimproved) (X) property, known as 571 (House Number) Upshaw Drive, (Street) Nashville, Tenn. 37214 (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 28th day of August, 19 70

Irving G. Smith
Irving G. Smith

Dorothy M. Smith
Dorothy M. Smith

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 Irving G. Smith and wife, Dorothy M. Smith

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 28th day of August 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 Irving G. Smith et ux

TO 311 R. Flores et ux

A 88683

IDENTIF. REFERENCE

SEP 1 4 11 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

SEP-1[illegible]	CONV	15,950.00			
SEP-1[illegible]	S TAX		A*	41.34	
SEP-1[illegible]	PR FEE		A*	.50	
SEP-1[illegible]	W DEED		A*	3.00	* 44.84

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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