BOOK 4442 PAGE 543

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

Robert Wallace, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF August, 1970

Mary L. Fancher
Notary Public

MY COMMISSION EXPIRES: 11-1-72

(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
Robert Wallace, Jr. et ux (NAME)	Commerce Union Bank (NAME)	15D 55850
1721 Hanover Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 60387 (STREET ADDRESS)	72-12-Map
Nashville, Tenn. 37216 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37206 (CITY) (STATE) (ZIP)	Par 12

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, Tom Fancher and wife, Carolyn B. Fancher

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert Wallace, Jr. and wife, Mary L. Wallace

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. 75 and the easterly one-half of Lot No. 74 on the Map of Waters Place on Maxey Lane, as of record in Book 332, pages 136 and 137, Register's Office for said County.

SAID Lot No. 75 and part of Lot No. 74 adjoin and front together 75 feet on the northerly side of Hanover Avenue and run back 135.5 feet on the easterly line of Lot No. 75 and 142.2 feet on the westerly line of part of Lot No. 74 to a line in the rear measuring 75.3 feet thereon.

BEING the same property conveyed to Tom Fancher and wife, Carolyn B. Fancher by deed from Ollie N. Tucker of record in Book 4339, page 629, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1721 Hanover Avenue, Nashville, Tennessee 37216
(House Number) (Street) (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 26th day of August, 1970

Tom Fancher

Carolyn B. Fancher

STATE OF TENNESSEE
Davidson County

BOOK 4442 PAGE 544

Personally appeared before me, Mary E. Jackson, a Notary Public in and for said County and State, the within named Tom Fancher and wife, Carolyn B. Fancher

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 26th 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 Tom Fancher et ux

TO Robert Wallace, Jr. et ux

A 88685

IDENTIF. REFERENCE

SEP 1 4 12 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

SEP-1?	CONV	11,950.00			
SEP-1?	S'TAX		A*	30.94	
SEP-1?	PR'FEE		A*	.50	
SEP-1?	W'DEED		A*	3.00	* 34.44

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.