BOOK 4457 PAGE 85 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 11514.50

Robert E. Wilson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4 DAY OF Nov. 1970

Notary Public

MY COMMISSION EXPIRES: 2-7-1973

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

W. G. TRABER, ATTORNEY, 2525 LEBANON ROAD, NASHVILLE, TENNESSEE 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert E. Wilson (NAME)	Commerce Union Bank (NAME)	3D-60012
2926 Twin Lawn Drive (STREET ADDRESS OR ROUTE NUMBER)	400 Union Street (STREET ADDRESS)	Map 76-14
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	Par. 74

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, James Frazier Stout and wife, Hattie E. Stout

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert E. Wilson and wife, Valerie D. Wilson

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:

Land in Davidson County, Tennessee, being Lot No. 745 in Cloverhill Subdivision Section 9, as of record in Book 2331, page 44, Register's Office for said County.

Said Lot No. 745 fronts 70 feet on the north side of Twin Lawn Drive and runs back 181.5 feet on the west line and 170.5 feet on the east line to a dead line in the rear, measuring 70.8 feet thereon.

Being the same property conveyed to James Frazier Stout and wife, Hattie E. Stout by deed from, Century Home Equity Corporation, Inc. of record in Book 4185, page 249, Register's Office for Davidson County, Tennessee, and to James Frazier Stout by order of the Fourth Circuit Court of Davidson County Rule No. 56878 as of record in Book , page in the Register's Office for said County.

The Grantees herein assume and promise to pay an obligation evidenced by an instrument of record in Book 4185, page 251, said Register's Office.

This is improved (X) unimproved ( ) property, known as 2926 Twin Lawn Drive (House Number) (Street) Nashville, Tennessee (P. O. Address) (City or Town) 37214 (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 4th day of November, 1970

James Frazier Stout

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, WILLIAM G. TRABER, a Notary Public in and for said County and State, the within named James Frazier and wife, Hattie E. Stout

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 4th day of November 1970

Commission expires 2-7-1973

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

James Frazier Stout et ux

TO

Robert E. Wilson, et ux

A 95344

IDENTIF. REFERENCE

Nov 5 9 01 AH '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Tides Guaranteed
NASHVILLE, TENN.

MAIL TO:
W. G. TRABER
2525 LEBANON ROAD
NASHVILLE, TENN. 37214

NOV-5⁷⁰	CONV	11,514.35				
NOV-5⁷⁰ S'TAX			A*	29.90		
NOV-5⁷⁰ PR'FEE			A*	.50		
NOV-5⁷⁰	W'DEED		A*	3.00	*	33.40