BOOK 4551 PAGE 749

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$22,900.00 X [signature] Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF November, 1971

[signature] Notary Public Harold Reeves

MY COMMISSION EXPIRES: 11/12/72

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Edward Seddon, Attorney (NAME) 480 James Robertson Pkwy. Nashville, Tennessee 37219 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry C. James Et ux (NAME)	Commerce Union Bank (NAME)	14D 39370
7151 Harper Road (STREET ADDRESS OR ROUTE NUMBER)	400 Union Street (STREET ADDRESS)	Map 14
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Par 9

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, Floyd D. Brantley and Elden W. Oakes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry C. James Et ux Adelle J. James

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 two tracts of land lying in the 14th Civil District of Davidson County, Tennessee, as of record in Book 3256, Page 219, Register's Office for said County.

TRACT NO. 1. Beginning at a point in the center of Harper Road, the southeast corner of the W. B. Whitson lot; thence North 88 degrees West 200 feet with Whitson's South line; thence South 2 degrees West to a point; thence South 88 degrees East 200 feet to the center of Harper Road; thence with the center of said road North 2 degrees East 100 feet to the beginning.

TRACT NO. 2. Beginning at a point in the center of Harper Road, said point being the northeast corner of the property conveyed to C. R. Bracy and wife, by deed from L. E. Demontbreum Et al, of record in Book 2294, Page 463, Register's Office for said county; thence North 88 degrees West 200 feet to a point; thence South 2 degrees West 100 feet to a point; thence South 88 degrees East 200 feet to a point in the center of Harper Road, thence with the center of said road, North 2 degrees East 100 feet to the beginning.

BEING the same property conveyed to Floyd D. Brantley and Elden W. Oakes by deed from Cecil O. Hopkins Et ux Brenda Hopkins of record in the Register's Office for Davidson County, Tennessee.

GRANTEE agrees to assume an indebtedness of record in Book 4247, Page 76, said Register's Office payable to Commerce Union Bank.

ESCROW account to be transferred to Grantee.

This is unimproved ( ) improved (X) property, known as 7151 Harper Road, Nashville, Tennessee (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 9th day of November, 1971

[signature]
Floyd D. Brantley

[signature]
Elden W. Oakes

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Floyd D. Brantley and Elden W. Oakes

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 9th day of November, 1971

Commission expires 11/12/72

Harold Reeves
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 (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____ (they) 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 FLOYD D. BRANTLEY AND ELDEN W. OAKES

TO LARRY C. JONES ET UX ADELLE J. JONES

B 37209

IDENTIF. REFERENCE

Nov 9 10 57 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

File Box #2

Edward Seldon
Attorney-at-Law
480 James Robertson Parkway
Nashville, Tennessee 37219

NOV-9??	CONV	22,900.00				
NOV-9??	S'TAX		A*	59.54		
NOV-9??	PR'FEE		A*	.50		
NOV-9??	W'DEED		A*	4.00	*	64.04