BOOK 4560 PAGE 392

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Theodore H. Pailet, Trustee

TO

Mary Jean Banks

For draftsman's use

This Instrument was prepared by
Jno. B. Cobb, Jr., Attorney at Law
Stahlman Building, Nashville, Tenn.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary Jean Banks (NAME)	Commerce Union Bank (NAME)	Map 71-16
1408 Rosedale Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 60387 (STREET ADDRESS)	Par. 421
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37206 (CITY) (STATE) (ZIP)	

B 4 1 0 3 7

(FOR REGISTER'S USE)

IDENTIF. REFERENCE T

DEC 10 2 17 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 16,800.00 Mary Jean Banks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF December 19 71

Notary Public

MY COMMISSION EXPIRES: May 15, 1973

(AFFIX SEAL)

For and in Consideration of the sum of Ten and No/100 ----------

----------($10.00)---------- DOLLARS

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, Theodore H. Pailet, Trustee

have bargained and sold, and by these presents do transfer and convey unto the said

Mary Jean Banks

her 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. 13 as shown on the Plan of Resubdivision of Lots 11-20 A. B. Spains Lischey Gardens Subdivision, said Plan of Resubdivision being of record in Book 4300, page 82, Register's Office for said County.

Said Lot No. 13 fronts a total distance of 55.0 feet along the westerly side of Rosedale Avenue and runs back between lines 119.62 feet on its southerly line and 124.19 feet on its northerly line to a line in the rear which measures 47.75 feet.

Being part of the same property conveyed to Theodore H. Pailet, Trustee, by deed from Andrew Ewing, Trustee, of record in Book 4485, page 451, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the Plan of record in Book 4300, page 82, Register's Office for Davidson County, Tennessee, which shows an owner's certificate, certain setback lines and easements.

DEC10=	CONV	16,800.00				
DEC10=S'TAX			A*	43.68		
DEC10=PR'FEE			A*	.50		
DEC10=	WDEED		A*	4.00	*	48.18

BOOK 4560 PAGE 393

WD-2

This is { unimproved / improved (X) } property, known as 1408 Rosedale Avenue (House Number) (Street) Nashville, Tennessee 37207 P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Mary Jean Banks her heirs and assigns, forever.

And I do covenant with the said Mary Jean Banks that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Theodore H. Pailet, Trustee do further covenant and bind myself, my successors ~~XXXX~~ and representatives, to warrant and forever defend the title to the said land to the said Mary Jean Banks her heirs and assigns against the lawful claims of all persons whomsoever but only as to such title coming through or by me as trustee, but no further or otherwise.

Witness my hand this 8th day of December, 19 71

Theodore H. Pailet

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Jo Ann Smith, a Notary Public in and for said County and State, the within named Theodore H. Pailet, Trustee

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 8th day of December, 19 71

Jo Ann Smith, Notary Public.

Commission expires May 15, 1973

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, , a Notary Public of the State and County aforesaid, personally appeared , with whom I am personally acquainted, and who, upon oath, acknowledged self to be of the , the within named bargainor, a corporation, and that he as such , being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .

Witness my hand and seal, at office in , this day of , 19 .

, Notary Public.

Commission expires