BOOK 4578 PAGE 461

This Form furnished by Attorneys Title Company, Inc. Form No. WD-2

FROM

Commerce Union Bank, Trustee

TO

Howard B. Hayes and
Sammie Brown Hayes

For draftsman's use
Please Return To:
Entrekin, Johnson & Holland
2011 Parkway Towers Bldg.
Nashville, Tennessee 37219

This Instrument Prepared By
CLYDE PAUL HOLLAND
2011 Parkway Towers
Nashville, Tenn. 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Howard B. Hayes Sammie Brown Hayes (NAME)	Kimbrough-Kavanaugh & Associates (NAME)	72 0130-14
1215 Chickering Road (STREET ADDRESS OR ROUTE NUMBER)	Parkway Towers Bldg. (STREET ADDRESS)	Ldc, pb
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

B4941 5 T IDENTIF. REFERENCE

FEB 23 1 48 PM '72

FELIX A. WILSON II REGISTER DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$65,000.00 Howard B. Hayes
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF February, 1972.

Marjorie Rosswell
Notary Public

MY COMMISSION EXPIRES: August 5, 1972

(AFFIX SEAL)

For and in Consideration of the sum of ~~TEN AND NO/100~~ ($10.00) DOLLARS cash in hand paid by HOWARD B. HAYES and SAMMIE BROWN HAYES, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and the agreement by HOWARD B. HAYES and SAMMIE BROWN HAYES, to assume and agree to pay the unpaid balance of a loan in the original principal amount of Thirty-Four Thousand and NO/100 ($34,000.00) Dollars secured by deed of trust of record in Book 3818, page 385, Register's Office for Davidson County, Tennessee payable as therein specified.

COMMERCE UNION BANK, Successor Trustee has ~~have~~ bargained and sold, and by these presents ~~do~~ does transfer and convey unto the said HOWARD B. HAYES and SAMMIE BROWN HAYES as ~~tenants in common with right~~ of survivorship 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. 40 on the Map of the Revised Plan of B. E. Woodard's Warner Park Subdivision, as of record in Book 1130, page 87, Register's Office for said County.

SAID Lot No. 40 fronts 200 feet on the westerly side of Chickering Road and runs back between lines, 308 feet on the north line and 300 feet on the south line, to a dead line in the rear, measuring 168 feet thereon.

BEING the same property conveyed to Commerce Union Bank, Successor Trustee, by Quitclaim Deed from Third National Bank in Nashville, Trustee, under agreement with Ellen F. Stempfel for Laurence B. Howard, Jr., of record in Book 4489, page 935, said Register's Office.

It is the intent of the Grantors and Grantees herein that Grantees shall take title in the described property as tenants in common with the survivor of them having fee title thereto.

FEB23	CONV	65,000.00		
FEB23	STAX		A* 169.00	
FEB23	PRTFEE		A* .50	
FEB23	WDEED		A* 4.00	* 173.50

BOOK 4578 PAGE 462

WD-2

This is { unimproved / improved } property, known as 1215 Chickering Road (House Number) (Street) P. O. Address: Nashville (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 HOWARD B. HAYES and SAMMIE BROWN HAYES as tenants in common with right of survivorship their heirs and assigns, forever.

And it does covenant with the said HOWARD B. HAYES and SAMMIE BROWN HAYES that it is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered., except for current taxes and as noted herein.

And Commerce Union Bank, Successor Trustee does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said HOWARD B. HAYES and SAMMIE BROWN HAYES, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness My hand this 18th day of February, 19 72

COMMERCE UNION BANK, Successor Trustee

BY: EDWARD B. HART, TRUST OFFICER

BY: M. Kirk Scobey, Jr. TRUST OFFICER

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named .....

.....

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

Witness my hand and official seal at ....., Tennessee, this ..... day of ....., 19.....

....., Notary Public.

Commission expires .....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Edward B. Hart and M. Kirk Scobey, Jr., with whom I am personally acquainted, and who, upon oath, acknowledged their several selves to be Trust Officers of the Commerce Union Bank, Successor Trustee, the within named bargainor, a corporation, and that they as such Trust Officers, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by themselves as Trust Officers.

Witness my hand and seal, at office in Nashville, Tennessee this 18th day of February, 19 72

Maxine Beasley, Notary Public

Commission expires August 5, 1972.

NOTARY PUBLIC