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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $17,144.92

Philip H. Cannady
Affiant

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

Caesar E. Urrutia
Notary Public

MY COMMISSION EXPIRES: 4/25/72

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Caesar E. Urrutia, 1623 Parkway Towers, Nashville, Tennessee 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Philip Harvey Cannady (NAME)	Commerce Union Bank (NAME)	6D 25500
4856 Corning Drive (STREET ADDRESS OR ROUTE NUMBER)	400 Union Street (STREET ADDRESS)	Map 147-2
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Par 134

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, Richard S. Tapp and wife, Evangeline W. Tapp

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Philip Harvey Cannady and wife, Janice Louise Cannady

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 21 on the Plan of Elysian Park Subdivision of record in Book 2331, page 32, Register's Office for Davidson County, Tennessee.

Said Lot 21 fronts 136.0 feet on the easterly margin of Corning Drive and runs back between lines measuring 271.7 feet on the northerly line and 274.5 feet on the southerly line to a dead line measuring 136.0 feet thereon.

Being the same property conveyed to Richard S. Tapp and wife, Evangeline W. Tapp by deed from William Anthony Mohan and wife, Jacqueline M. Mohan of record in Book 4225, page 923, Register's Office, Davidson County, Tennessee.

For and in consideration of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, a part of which is the assumption of one certain trust deed dated April 5, 1968 and filed for record April 9, 1968, in the office of the recorder of deeds of Davidson County, Tennessee, in Book 4225, page 925, and note of even date thereby secured, in the original principal amount of $14,700.00 payable to Commerce Union Bank, Nashville, Tennessee, which debt the grantee herein assumes and agrees to pay as part payment of the purchase price.

The grantee further hereby assumes the obligations of Richard S. Tapp and wife, Evangeline W. Tapp under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

This is unimproved ( ) improved (X) property, known as 4856 Corning Drive, Nashville, Tennessee 37219
(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 18th day of March, 1972

Richard S. Tapp
Philip H. Cannady
Evangeline W. Tapp
Janice Louise Cannady

It is agreed by the parties hereto that the seller has 60 days possession upon payment of the monthly note, provided they are still in possession. However, monthly note is to be pro-rated in the event possession is given prior to 60 days.

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jason E. Mumford, a Notary Public in and for said County and State, the within named Richard S. Tapp and wife, Evangeline W. Tapp

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 18 day of March 1972.

Commission expires 4/25/72

Jason E. Mumford
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

Richard S. Tapp and wife,

Evangeline W. Tapp

TO

Philip Harvey Cannady and

wife, Janice Louise Cannady

B 52460

IDENTIF. REFERENCE

MAR 20 9 55 AM '72

FELIX P. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAR20 72	CONV	17,144.92				
MAR20 72	S'TAX		A*	44.46		
MAR20 72	PR'FEE		A*	.50		
MAR20 72	W'DEED		A*	4.00	*	48.96