Form No. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$23,900.00 Earl G. Jones
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25 DAY OF May, 1972

Millard C. Truett
Notary Public

MY COMMISSION EXPIRES: 5/[illegible]/1973
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Earl G. Jones (NAME)	Commerce Union Bank (NAME)	
4433 Baton Rouge Drive (STREET ADDRESS OR ROUTE NUMBER)	400 Union Street (STREET ADDRESS)	Map 75-7
Hermitage, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	Par 91

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, Odell L. Sprouse et ux Ella Mae B. Sprouse

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Earl G. Jones et ux Kay B. Jones

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 No. 193 on the Plan of Tulip Grove Subdivision, Section 4, as of record in Book 4175, page 12, Register's Office, Davidson County, Tennessee.

Said Lot No. 193 fronts 81.50 feet on the easterly margin of Baton Rouge Drive and runs back between lines measuring 151.36 feet on the northerly side and 151.15 feet on the southerly side to a dead line in the rear, measuring 81.50 feet thereon.

BEING the same property conveyed to Odell L. Sprouse et ux Ella Mae B. Sprouse by deed from Johnson Homes, Inc. of record in Book 4303, page 194, Register's Office, Davidson County, Tennessee.

Escrow account to be transferred to buyer.

This conveyance is subject to a Deed of Trust of record in the Register's Office, Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 4433 Baton Rouge Drive, Hermitage, Tennessee 37076
(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 25th day of May, 19 72

Odell L. Sprouse

Ella Mae B. Sprouse

STATE OF TENNESSEE
Davidson County

BOOK 1604 PAGE 515

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Odell L. Sprouse et ux Ella Mae B. Sprouse

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 25 day of May 19 72

Commission expires 5-4-72

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 ODELL L. SPROUSE ET UX

TO EARL G. JONES ET UX

B 60866

IDENTIF. REFERENCE

MAY 25 3 37 PM '72

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

File Bay #2

MAY 25 72 CONV 23,900.00
MAY 25 72 S'TAX A* 62.14
MAY 25 72 PR'FEE A* .50
MAY 25 72 W'DEED A* 4.00 * 66.64

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