WARRANTY DEED

BOOK 4784 PAGE 63

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James A. Lewis et al (NAME)	Commerce Union Bank (NAME)	91-10
1919 So Hamilton Rd (STREET ADDRESS OR ROUTE NUMBER)	400 Union Street (STREET ADDRESS)	#239
Nashville 37218 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	8D,A-20115

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) ---------- Dollars,

and other good and valuable consideration, the receipt of which is hereby acknowledged, ~~we, the undersigned~~ and the assumption by the grantee of the unpaid principal balance of a note payable to Commerce Union Bank and secured by a Deed of Trust of record in Book 4107, page 48, Register's Office for Davidson County, Tennessee, and the assumption of the escrow account therewith,

GARY D. JONES and wife, OPAL JONES

have this day bargained and sold, and do hereby transfer and convey unto the said James A. Lewis and wife, Hilda M. Lewis, a 1/2 undivided interest, David F. Sherrill and wife, Fay Sherrill, a 1/4 undivided interest, and James Radford Sherrill and wife, Gail Sherrill, a 1/4 undivided interest, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being part of the northerly 148.9 feet of the easterly 154 feet of Lot No. 16 on the Plan of The B. F. Cockrill Farm as of record in Book 161, page 135, Register's Office for Davidson County, Tennessee, described according to a survey made by George W. Watkins, Surveyor, dated April 21, 1953, as follows:

BEGINNING at a point in the center of Robertson Road, said point being 104 feet westerly from the intersection of the said center of Robertson Road and the center of Snyder, formerly Foster Avenue; thence with the said center of Robertson Road, westwardly 50.0 feet; thence at a right angle southwardly 148.9 feet to a point; thence at a right angle eastwardly 50.0 feet to a point; thence at a right angle northwardly 148.9 feet to the point of beginning.

Being part of the same property conveyed to Gary D. Jones by deed from Allen M. Wallace, Trustee, of record in Book 4750, page 470, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 8,790.08

Subscribed and sworn to before me, this the 25th day of January 19 74

Affiant James A. Lewis

My commission expires 4/27/77 (Affix Seal)

Notary Public Gail Pigg

This is unimproved ( ) improved (X) property, known as 5805 Robertson Road, Nashville, Tennessee (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said James A. Lewis and wife, Hilda M. Lewis, David F. Sherrill and wife, Fay Sherrill and James Radford Sherrill and wife, Gail Sherrill, their *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*, except for 1974 taxes.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* James A. Lewis and wife, Hilda M. Lewis, David F. Sherrill and wife, Fay Sherrill and James Radford Sherrill and wife, Gail Sherrill, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 25th *day of* January, 19 74, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Gary D. Jones

Opal Jones

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. PIGG, ATTORNEY
916 J. C. BRADFORD BLDG.

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Gail Pigg, a Notary Public in and for said County and State, Gary D. Jones and wife, Opal Jones

the within named 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 25th day of January, 19 74.

Gail Pigg Notary Public

Commission expires 4/27/77

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.....

WARRANTY DEED

FROM
ary D. Jones et ux

TO
ames A. Lewis et al

JAN29 CONV *8,790.08
JAN29 STAX A* 22.88
JAN29 PHEEE A* .50
JAN29 RDEED A* 4.00 * 27.38

C 4 0 1 3 0

IDENTIF. REFERENCE

JAN 29 2 12 PM '74

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

Return to Gail Pigg