BOOK 4784 PAGE 743

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $35,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF January, 19 74.

Notary Public

MY COMMISSION EXPIRES: 5-1-76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, ATTORNEYS, 112 STAHLMAN BUILDING, NASHVILLE, TENN.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
F. Ronald Martin (NAME)	Commerce Union Bank (NAME)	10D-36300
4105 Havendale Drive (STREET ADDRESS OR ROUTE NUMBER)	400 Union Street (STREET ADDRESS)	Map 32-16
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	Par. 21

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, DAVID W. ANDERSON and wife, PEGGIE J. ANDERSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO F. RONALD MARTIN and wife, DEBORAH B. MARTIN

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:

LAND in Davidson County, Tennessee, being Lot No. 85 on the plan of Dalemere Subdivision Section 5, of record in Plan Book 3600, Page 19, Register's Office for said County.

SAID Lot No. 85 fronts 179.95 feet on the easterly margin of Havendale Drive and extends back 149.38 feet on the Northerly line and 238.12 feet on the Southerly line to a dead line in the rear, measuring 234.86 feet thereon

Being the same property conveyed to David W. Anderson and wife, Peggie J. Anderson by deed from Donald B. Lawliss and wife, Gwendolyn June Lawliss, of record in Book 4573, Page 685, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements or other encumbrances which are matters of public record.

This is { unimproved / improved } property, known as 4105 Havendale Drive, Nashville, Tennessee 37207
(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 29 day of January, 19 74

David W. Anderson

David W. Anderson

Peggie J. Anderson

Peggie J. Anderson

STATE OF TENNESSEE
Davidson County

BOOK 4784 PAGE 744

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David W. Anderson and wife, Peggie J. Anderson

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 29 day of January 1974

Commission expires 5-1-76

John W. Adams
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 (their several oaths) (his oath) (himself) acknowledged (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 David W. Anderson and wife, Peggie J. Anderson

TO F. Ronald Martin and wife, Deborah B. Martin

C 40394

IDENTIF. REFERENCE

JAN 31 2 01 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

WILKINS & ADAMS
ATTORNEYS AT LAW
112 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201

JAN31	CONV	35,000.00			
JAN31	STAX		A*	91.00	
JAN31	RFEE		A*	.50	
JAN31	WDEED		A*	4.00	* 95.50