This Form furnished by Attorneys Title Company, Inc.

BOOK 4789 PAGE 362

Form No. WD-2

FROM
Patricia Ashby

TO
Larry Crosslin

For draftsman's use

This Instrument Prepared By:

John G. Doak, Attorney at Law
2525 Lebanon Road
Nashville, Tennessee 37214

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry Crosslin (NAME)	Commerce Union Bank (NAME)	30-0H759
4002 Plantation Drive (STREET ADDRESS OR ROUTE NUMBER)	800 Main Street (STREET ADDRESS)	MAP 95-11
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37206 (CITY) (STATE) (ZIP)	PK. 120

(FOR REGISTER'S USE)

C42471

IDENTIF. REFERENCE

FEB 19 2 45 PM '74

FELIX A. WILSON REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$25,450.58 Larry Crosslin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19 DAY OF February 1974

John L. Woodall
Notary Public

MY COMMISSION EXPIRES: January 8, 1978

(AFFIX SEAL)

NOTARY PUBLIC LAWSON LANGE STATE OF TENNESSEE

For and in Consideration of the sum of Ten ($10.00)---------- DOLLARS

and other good and valuable considerations including grantees agreement to assume and to pay the balance of the mortgage indebtedness on the premises dated May 22, 1970, to James A. Green, Trustee, for Commerce Union Bank of record in Book 4419, page 491, Register's Office for Davidson County, Tennessee, in the original principal amount of $22,600.00.

Patricia Ashby has

~~bargained~~ and sold, and by these presents do transfer and convey unto the said Larry Crosslin, his

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. 60 on the Map of Cloverdale Subdivision, of record in Book 2133, page 9, Register's Office for Davidson County, Tennessee.

SAID Lot No. 60 fronts 67 feet on the southwesterly side of Springview Drive and runs back 207 feet on the northwesterly line and and 236 feet on the southeasterly line to a dead line in the rear on which it measures 133.5 feet.

BEING the same property conveyed to Patricia Ashby by deed from John Woodall of record in Book 4780, page 156, Register's Office for Davidson County, Tennessee.

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This is { unimproved / improved } property, known as 426 Springview Drive, Nashville, Tennessee
(House Number) (Street) P. O. Address: (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 Grantee heirs and assigns, forever.

And I do covenant with the said Grantee that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I the Grantor here in do further covenant and bind Myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 19 day of February, 1974

Patricia Ashby

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, John Woodall, a Notary Public in and for said County and State, the within named Pat Ashby

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

Witness my hand and official seal at Nashville Tennessee, this 19 day of February, 1974

John L. Woodall Notary Public.

JOHN L. WOODALL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Commission expires January 8, 1978

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

FEB 19 CONV 25,450.58
FEB 19 S TAX A* 66.30
FEB 19 PR FEE A* .50
FEB 19 WDEED A* 4.00 * 70.80

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 .....