BOOK 4800 PAGE 711

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $43,000.00

James F. Donnelly
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF March 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
James F. Donnelly (NAME)	Commerce Union Bank (NAME)	7D-36367
1003 Edwin Warner Drive (STREET ADDRESS OR ROUTE NUMBER)	400 Union Street (STREET ADDRESS)	Map 129-12
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	Par 33

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, CLAUDE H. NEASE and wife, WILLHELMINA BEALS NEASE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES F. DONNELLY and wife, CAROLE F. DONNELLY

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. 227 on the plan of Warner Park Valley, Section 1, of record in Book 3600, pages 12, 13 and 14, Register's Office for said County.

SAID Lot No. 227 fronts 93 feet on the southwesterly margin of Edwin Warner Drive and extends back 183.74 feet on the northwesterly line and 253.70 feet on the southeasterly line, which is a broken line, to a line in the rear measuring 102.4 feet thereon.

BEING the same property conveyed to Claude H. Nease and wife, Willhelmina Beals Nease, by deed from Glen P. Reeder and wife, Ernestine N. Reeder, of record in Book 4607, page 410, 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 improved XXX unimproved ( ) property, known as 1003 Edwin Warner Drive, Nashville, Tennessee
(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 27th day of March, 19 74

Claude H. Nease

Willhelmina Beals Nease

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STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named CLAUDE H. NEASE and wife, WILLHELMINA BEALS NEASE

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 27th day of March 1974

Commission expires 5-1-76

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

CLAUDE H. NEASE ET UX

TO

JAMES F. DONNELLY ET UX

C 47619

IDENTIF. REFERENCE

MAR 29 8 19 AM '74

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

MAR 29 74	CONV	43,000.00		
MAR 29 74	S'TAX		A* 111.80	
MAR 29 74	PR'FEE		A* .50	
MAR 29 74	W'DEED		A* 4.00	* 116.30

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

Roll 1 Box 8 CA