BOOK 4808 PAGE 397

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 13,278.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF April, 1974

Notary Public

MY COMMISSION EXPIRES: 7-20-76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

FOLEY & WEISS, ATTORNEYS, 507 Stahlman Building, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary P. Cusick, a widow (NAME)	Commerce Union Bank (NAME)	23W 8715
1716 Ordway Place (STREET ADDRESS OR ROUTE NUMBER)	400 Union Street (STREET ADDRESS)	
Nashville, Tennessee 37206 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

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, CLYDE E. BALTIMORE and wife, CARNICE M. BALTIMORE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MARY P. CUSICK, a widow

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. 1 on the Plan of Batson and Williams Subdivision, as of record in Book 1424, page 30, Register's Office for said County.

SAID Lot No. 1 fronts 50 feet on the southerly margin of Ordway Place and runs back between lines measuring 155.5 feet on the easterly line and 155.5 feet on the westerly line to a dead line measuring 50 feet thereon.

BEING the same property conveyed to Clyde E. Baltimore et ux, Carnice M. Baltimore, by deed from Donnie P. Baltimore et ux, Carol A. Baltimore, of record in Book 4307, Page 858, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions, and setback lines, if any and easements and rights of way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the grantee herein.

As part of the above consideration, the Grantee herein, assumes and agrees to pay the unpaid balance owing on a certain note, executed by Donnie P. Baltimore to Commerce Union Bank in the original principal amount of $10,650.00 of record in Book 4222, page 109, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1716 Ordway Place, Nashville, Tennessee 37206
(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 20th day of April 1974

CLYDE E. BALTIMORE x Clyde E Baltimore

CARNICE M. BALTIMORE x Carnice M. Baltimore

BOOK 4808 PAGE 398

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named CLYDE E. BALTIMORE and wife, CARNICE M. BALTIMORE

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 20TH day of April 19 74

Commission expires 7-20-76

Peter Weiss
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

CONSIDERATION $13,278.00
FILE IN BOX#4

WARRANTY DEED

FROM
CLYDE E. BALTIMORE et ux

TO
MARY P. CUSICK, a widow

C 5 1 1 3 2

IDENTIF. REFERENCE

APR 23 2 45 PM '74

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

APR23	CONV	13,278.00				
APR23 S'TAX			A*	34.58		
APR23 PR'FEE			A*	.50		
APR23	W'DEED		A*	4.00	*	39.08