BOOK 4813 PAGE 472 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $56,700.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF April, 1974.

Notary Public

MY COMMISSION EXPIRES: 2-5-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

WILKINS & ADAMS, Attorneys, 112 Stahlman Bldg, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeffrey Jay Cowan (NAME)	Commerce Union Bank (NAME)	16DA 30365
1401 Harding Place (STREET ADDRESS OR ROUTE NUMBER)	400 Union Street (STREET ADDRESS)	Map 131 11
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	Par 42

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, ROBERT G. WILLIAMSON, JR. and JAMES B. WILLIAMSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JEFFREY JAY COWAN and wife, LYNDA DIZACK COWAN

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. 3 on the Plan of Seven Hills Section 1, as of record in Book 2133, pages 81 and 82, Register's Office for said County, as follows:

BEGINNING on the southerly margin of Harding Place, at the corner of Lots Nos. 2 and 3; thence with the line between said two lots southwardly 260 feet to the corner of Lots Nos. 2, 3 and 4; thence with the line between said lots Nos. 3 and 4, southeastwardly 59.3 feet to the northwesterly margin of Shy's Hill Road; thence with same, northeastwardly 34 feet to a concrete monument; thence continuing with the same, northeastwardly 98.8 feet to a concrete monument at the beginning of a slight curve; thence around said curve and continuing with the northwesterly and westerly margin of Shy's Hill Road with a radius of 235.4 feet northwardly 190 feet to a concrete monument; thence continuing with said Road northwardly 10 feet to a concrete monument at the beginning of a curve; thence around said curve with a radius of 25 feet, northwardly 39.3 feet to the southerly margin of Harding Place; thence with same, westwardly 187 feet to the beginning.

BEING the same property vested in Robert G. Williamson, Jr. and James B. Williamson by inheritance from Ann H. Williamson of record in Will Book 109, page 90, Probate Court for Davidson County, Tennessee.

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

unimproved ( )
This is improved (X) property, known as 1401 Harding Place, Nashville, Tennessee 37215
(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 30th day of April, 1974

Robert G. Williamson, Jr.

James B. Williamson

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 James B. Williamson

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of April 19 74

Commission expires 2-1-75

Mary F. Montgomery
Notary Public

STATE OF ~~TENNESSEE~~ FLORIDA
~~Davidson~~ County of SEMINOLE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert G. Williamson, Jr.

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Casselbury, Florida ~~Tennessee~~, this 4 day of May 19 74

Commission expires Nov 15, 1977

Andrew B Smith
Notary Public

My commission expires

Notary Public

NOTARY PUBLIC STATE OF FLORIDA AT LARGE

C 53387

IDENTIF. REFERENCE

MAY 8 4 00 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

ROBERT G. WILLIAMSON JR. and

JAMES B. WILLIAMSON

TO

JEFFREY JAY COWAN ET UX

MAY-8-74	CONV	56,700.00			
MAY-8-74	S'TAX		A*	147.42	
MAY-8-74	PR'FEE		A*	.50	
MAY-8-74	W'DEED		A*	4.00	* 151.92

Attorneys Title Company
Titles Guaranteed

NASHVILLE, TENN.

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