BOOK 4817 PAGE 29 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 23,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF May 19 74

Notary Public

MY COMMISSION EXPIRES: 2-5-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, ATTORNEYS, 112 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael J. St.Charles (NAME)	Commerce Union Bank (NAME)	6D 32435
5013 Maywood Drive (STREET ADDRESS OR ROUTE NUMBER)	400 Union Street (STREET ADDRESS)	Map. 146-12
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	Par. 7

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, RICHARD D. STEPHENSON and wife, LaWANDA D. STEPHENSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL J. ST. CHARLES and wife, DEBORAH LYNN ST. CHARLES

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. 322 on the Plan of Section V, Crieve Hall Estates, of record in Book 2133, page 91, Register's Office for said County.

SAID Lot No. 322 fronts 105 feet on the westerly side of Maywood Drive and runs back 193.2 feet on the northerly line and 195.8 feet on the southerly line, to a dead line, which is a broken line, measuring 107.5 feet.

BEING the same property conveyed to Richard D. Stephenson and wife, LaWanda D. Stephenson, by deed from Julian P. Larmon and wife, Christine M. Larmon, of record in Book 4016, page 909, Register's Office for Davidson County, Tennessee.

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

This is unimproved (xx) improved ( ) property, known as 5013 Maywood Drive, Nashville, Tennessee 37211
(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 17th day of May, 1974

Richard D. Stephenson

LaWanda D. Stephenson

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 Richard D. Stephenson and wife, LaWanda D. Stephenson

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 17th day of May 19 74

Commission expires 2-5-77

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for this 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 RICHARD D. STEPHENSON, et ux

TO MICHAEL J. ST. CHARLES, et ux

C 5 5 0 5 2

IDENTIF. REFERENCE

MAY 20 3 12 PM '74

REGISTER
DAVIDSON COUNTY, TENN.

MAY 20 74	CONV	23,250.00			
MAY 20 74	S'TAX		A*	60.32	
MAY 20 74	PR'FEE		A*	.50	
MAY 20 74	W'DEED		A*	4.00	* 64.82

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Rec'd, Box 8 CB
WILKINS & ADAMS
ATTORNEYS AT LAW
112 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201