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FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $24,500.00

Charlotte Norfleet
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF May, 19 74

Corinne B. Baker
Notary Public

MY COMMISSION EXPIRES: 4-23-78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, ATTORNEYS, 112 Stahlman Bldg., Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John R. Stroud (NAME)	Commerce Union Bank (NAME)	3D-05740
2315 Ingleside Drive (STREET ADDRESS OR ROUTE NUMBER)	400 Union Street (STREET ADDRESS)	Map. 95-3
Donelson, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	Par. 98

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, KARL PARKER SIMMS and wife, BELLE G. SIMMS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN R. STROUD and wife, CHARLOTTE O. STROUD

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. 156 on the Plan of Merry Oaks, as of record in Book 1835, pages 67 and 68, Register's Office for said County.

SAID Lot No. 156 fronts 95 feet on the southerly side of Ingleside Road and runs back 168 feet on the easterly line and 205.2 feet on the westerly line, to a dead line in the rear, measuring 101.8 feet thereon.

BEING the same property conveyed to Karl Parker Simms and wife, Belle G. Simms, by deed from Robert L. Ball and wife, Angie C. Ball, of record in Book 3434, page 25, 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 ( ) improved (X) property, known as 2315 Ingleside Road, Donelson, Tennessee 37214
(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 this 24th day of May, 1974

Karl Parker Simms
Karl Parker Simms

Belle G. Simms
Belle G. Simms

STATE OF TENNESSEE
~~Davidson~~ County
Knox

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Karl Parker Simms and wife, Belle G. Simms

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 Knoxville, Tennessee, this 24th day of May 19 74.

Commission expires 4-20-76

John H. Campbell
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
KARL PARKER SIMMS, et ux

TO
JOHN R. STROUD, et ux

C 56612

IDENTIF. REFERENCE

MAY 30 3 09 PM '74

DAVIDSON COUNTY, TENN.

MAY30	CONV	24,500.00			
MAY30	S'TAX		A*	63.70	
MAY30	PR'FEE		A*	.50	
MAY30	W'DEED		A*	4.00	* 68.20

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Paul L. Adams
WILKINS & ADAMS
ATTORNEYS AT LAW
112 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201