This instrument prepared by Thomas O. H. Smith, Jr., Attorney, 1128 J. C. Bradford Building, Nashville, Tennessee, 37219.

WARRANTY DEED

BOOK 4821 PAGE 185

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Timothy J. Villager,	Commerce Union Bank	OH 11760
(NAME) 5005 Villa Crest Drive	(NAME) 400 Union Street	Map. 145-8
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	Par. 30
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------($10.00)----------

----------Ten and No/100----------

Dollars,

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, Marion L. Watkinson and wife, Shirley Watkinson

have this day bargained and sold, and do hereby transfer and convey unto the said

Timohty J. Villager and wife, Nyla J. Villager

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot no. 2, on the Plan of Villa Estates, as of record in Plan Book 3600, page 66, Register's Office for said County, described as follows:

Beginning on the easterly margin of Villa Crest Drive at the corners of Lots Nos. 2 and 3; thence with the line between said two lots easterly 374.32 feet to the westerly margin of Lakeview Drive; thence with the same southerly 305.08 feet to the beginning of a curve; thence around said curve having a radius of 100 feet southwesterly 144.11 feet to the easterly margin of Villa Crest Drive; thence with the same with a curve 379.82 feet to the point of beginning.

Being the same property conveyed to Marion L. Watkinson and wife, Shirley Watkinson by deed from Charles E. Hargett and wife, Patsy E. Hargett of record in Book 4621, page 78, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 79000.00

Subscribed and sworn to before me, this the 31 day of May 19 74

Affiant

My commission expires: 2/8/78 (Affix Seal)

Notary Public

This is improved (X) unimproved ( ) property, known as 5005 (House Number) Villa Crest Drive (Street) Nashville, Tennessee (P. O. Address) (City or Town).

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Timothy J. Villager and wife, Nyla J. Villager

their *(successors),*

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Timothy J. Villager and wife, Nyla J. Villager

their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* S *this* 31 *day of* May , 19 74 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Marion L. Watkinson

Shirley Watkinson

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, David W. Ellis, a Notary Public in and for said County and State, Marion L. Watkinson and wife, Shirley Watkinson

the within named bargainor, s, 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 31 day of May, 19 74.

David W. Ellis Notary Public

Commission expires 2/8/78

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be..... .....of the....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

JUN-3 74 CONV 79,000.00
JUN-3 74 S'TAX A* 205.40
JUN-3 74 PR'FEE A* .50
JUN-3 74 W'DEED A* 4.00 * 209.90

WARRANTY DEED

FROM
Marion L. Watkinson, et ux
TO
Timothy J. Villager, et ux

C 5 7 0 0 1

IDENTIF. REFERENCE

JUN 3 2 19 PM '74

DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

ADAMS
ATTORNEY AT LAW
[illegible] BUILDING
[illegible], TENNESSEE 37201