PREPARED BY:
A. BRADEN FLOYD, JR. ATTY.
338 WHITE BRIDGE R[illegible]
NASHVILLE, TN 372[illegible]

BOOK 4850 PAGE 849

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,900.00

Dennis E. Spector
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10 DAY OF Sept, 19 74

A. Braden Floyd
Notary Public

MY COMMISSION EXPIRES: [illegible]
(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Dennis Edward Spector (NAME) | Commerce Union Bank (NAME) | 115-15 |
| 408 Brookhollow Road (STREET ADDRESS OR ROUTE NUMBER) | 400 Union Street (STREET ADDRESS) | 48 |
| Nahsville, Tennessee (CITY) (STATE) (P. O. ZIP) | Nahsville, Tennessee (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, Maxwell E. Benson, Jr. and wife, Andrea Benson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dennis Edward Spector and wife, Maredith E. Spector

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. 122 on the plan of West Meade Farms, Inc., Section "F", of record in Plan Book 1835, page 71, Register's Office for said County.

SAID Lot No. 122 fronts 130.0 feet on the northeasterly margin of Brook Hollow Road and extends back 254.5 feet on the northwesterly line and 240.9 feet on the southeasterly line to a dead line, which is a broken line in the rear, measuring 209.7 feet thereon.

BEING the same property conveyed to Maxwell E. Benson, Jr. by deed from Rodney A. Tidwell and wife, Carol W. Tidwell of record in Book 4201, page 780, Register's Office for Davidson County, Tennessee.

This is { unimproved / improved } property, known as 408 Brookhollow Road (House Number) (Street) Nashville, Tennessee (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 10 day of Sept, 19 74

Andrea Benson

Maxwell E. Benson Jr.

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 Maxwell E. Benson, Jr. and wife, Andrea Benson

the 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 10 day of Sept

Commission expires 3-23-77

Notary Public

ARTHUR E. LLOYD, JR. NOTARY PUBLIC AT LARGE STATE OF TENN.

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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
MAXWELL E. BENSON, JR. AND WIFE
ANDREA BENSON

TO
DENNIS EDWARD SPECTOR AND WIFE, MAREDITH E. SPECTOR

C 7 0 5 5 9

IDENTIF. REFERENCE

SEP 10 2 27 PM '74

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

| | | | | | |
|---|---|---|---|---|---|
| SEP 10 74 | CONV | 45,900.00 | | | |
| SEP 10 74 | S'TAX | | A* | 119.34 | |
| SEP 10 74 | PR'FEE | | A* | .50 | |
| SEP 10 74 | W'DEED | | A* | 4.00 | * 123.84 |

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Roy L. Box CA

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