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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 $30,000.00

James M. Guschke
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF July, 1975.

Mary B. Smith
Notary Public

MY COMMISSION EXPIRES: 2-17-79
(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
James M. Guschke (NAME)	Commerce Union Bank (NAME)	Map 142-14
567 Bellevue Road (STREET ADDRESS OR ROUTE NUMBER)	400 Union Street (STREET ADDRESS)	Par 47
Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	9D 24550

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, ARTHUR CLAYTON HUBBARD JR. and wife, ANN C. HUBBARD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES M. GUSCHKE and wife, KEVEN J. GUSCHKE

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. 30 on the Plan of Westward Winds, of record in Book 3700, page 32, Register's Office for said County.

SAID Lot No. 30 fronts 78.0 feet on the southwesterly margin of Bellevue Road and extends back 166.7 feet on the easterly line and 188.3 feet on the westerly line to a dead line in the rear, measuring 96.53 feet thereon.

BEING the same property conveyed to Arthur Clayton Hubbard, Jr. and wife, Ann C. Hubbard by deed from Hudson and Bowman Construction Company, a partnership composed of Henry Hudson and Bell M. Bowman, of record in Book 4160, page 168, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 567 Bellevue Road, Nashville, Tennessee 37221
(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 21st day of July, 1975

Arthur Clayton Hubbard Jr.
Arthur Clayton Hubbard

Ann C. Hubbard
Ann C. Hubbard

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 Arthur Clayton Hubbard, Jr. and wife, Ann C. Hubbard

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 21st day of July 1975

My commission expires 2-7-79

Mary M. Smith
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 (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
ARTHUR CLAYTON HUBBARD, ET UX

TO
JAMES M. GUSCHKE AND WIFE,

D 0 8 0 7 8

IDENTIF. REFERENCE

JUL 23 3 35 PM '75

REGISTER
DAVIDSON COUNTY, TENN.

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

JUL 23 75	CONV	30,000.00			
JUL 23 75	S'TAX		A*	78.00	
JUL 23 75	PR'FEE		A*	.50	
JUL 23 75	W'DEED		A*	4.00	* 82.50

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.