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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 $26,000.00

Gary Richard Nelson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF March, 1976.

Notary Public

MY COMMISSION EXPIRES: 11-30-76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS & WEEMS, ATTORNEYS 401 Union Street, Nashville, Tennessee 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gary Richard Nelson (NAME)	Commerce Union Bank (NAME)	Map 34-13
242 Edgemeade Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2546 (STREET ADDRESS)	Par 237
Madison, TN. 37115 (CITY) (STATE) (P. O. ZIP)	Nashville, TN. 37219 (CITY) (STATE) (ZIP)	11D 29510

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, HOMER M. HARDIN, JR. and wife, CLARA J. HARDIN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GARY RICHARD NELSON, single

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. 20 on the plan of Edgemeade Farm, of record in Plan Book 3600, page 69, Register's Office for said County.

SAID Lot No. 20 fronts 57.0 feet on the southerly margin of Edgemeade Drive and extends back 113.6 feet on the easterly line and 125.0 feet on the westerly line to a dead line in the rear, measuring 45.4 feet thereon.

BEING the same property conveyed to Homer M. Hardin, Jr. and wife, Clara J. Hardin by deed from Ralph Stevens and William King, d/b/a Stevens and King Construction Company of record in Book 4451, page 27, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 242 Edgemeade Drive, Madison, TN. 37115
(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 24th day of March, 19 76

Homer M. Hardin, Jr.

Clara J. Hardin

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 Homer M. Hardin, Jr. and wife, Clara J. Hardin

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 24th day of March, 1976.

Commission expires 11-30-76

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

HOMER M. HARDIN, JR. ET UX

TO

GARY RICHARD NELSON, SINGLE

D 41872

IDENTIF. REFERENCE

MAR 26 9 30 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Read & Wilkins, Adams & Williams Attorneys
Fidelity Federal Building
401 Union Street
Nashville, Tennessee 37219

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAR 26 76	CONV	26,000.00			
MAR 26 76	S TAX		B*	67.60	
MAR 26 76	PR FEE		B*	.50	
MAR 26 76	W DEED		B*	4.00	* 72.10