BOOK 5053 PAGE 24

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 45,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF AUGUST, 19 76

Notary Public

MY COMMISSION EXPIRES: 9-14-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, ATTORNEYS
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Louie E. Johnston, Jr. (NAME) | Commerce Union Bank (NAME) | 41-15 |
| 1211 Westchester Drive (STREET ADDRESS OR ROUTE NUMBER) | Parkway Towers, Suite 2114 (STREET ADDRESS) | 31 |
| Nashville, Tennessee 37207 (CITY) (STATE) (P. O. ZIP) | Nashville, Tn 37219 (CITY) (STATE) (ZIP) | 12D 41395 |

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~~ I, Laura R. Bates

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Louie E. Johnston, Jr. et ux M. Susan Johnston

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. 108 on the plan of Bellshire Estates, Section IV, of record in Book 2133, page 113, Register's Office for said County.

SAID Lot No. 108 fronts 142.0 feet on the southerly margin of Westchester Drive and extends back 402.9 feet on the westerly line and 421.7 feet on the easterly line to a dead line in the rear, measuring 61.2 feet thereon.

BEING the same property conveyed to Laura R. Bates by deed from George L. Rooker, Clerk of the Circuit Court at Nashville, for Davidson County, Tennessee, of record in Book 5032, page 93, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements of record.

This is unimproved ( ) improved (XX) property, known as 1211 Westchester Drive (House Number) (Street) Nashville, Tennessee 37207 (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 my hand this 17TH day of AUGUST, 1976

Laura R. Bates

Laura R. Bates

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Laura R. Bates

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 17TH day of AUGUST, 1976

Commission expires 9-8-79

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
Laura R. Bates

TO
Louie E. Johnston, Jr.

D 63954

IDENTIF. REFERENCE

AUG 19 1 44 PM '76

REGISTER
DAVIDSON CO. TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.
WILKINS, ADAMS & WHITE ATTORNEYS
FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

| | | | | |
|---|---|---|---|---|
| AUG 19 76 | CONV | 45,000.00 | | |
| AUG 19 76 | S'TAX | | B* | 117.00 |
| AUG 19 76 | PR'FEE | | B* | .50 |
| AUG 19 76 | W'DEED | | B* | 4.00 |
| | | | * | 121.50 |