THIS INSTRUMENT PREPARED BY:
MILLER, MARTIN, HITCHING, TIPTON,
LENIHAN AND WATERHOUSE, ATTORNEYS
10TH FLOOR, VOLUNTEER BUILDING
CHATTANOOGA, TENNESSEE 37402

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ADDRESS NEW OWNERS	SEND TAX BILLS TO	MAP AND PARCEL NOS.
Jerry L. Sartain	Commerce Union Bank	75-8
619 Frankfort Drive	2114 Parkway Towers	106
Hermitage, TN 37076	Nashville, TN 37219	4D 24966

TENNESSEE LIMITED WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, the FEDERAL DEPOSIT INSURANCE CORPORATION, as Liquidator of The Hamilton National Bank, Chattanooga, Tennessee (hereinafter called the "Grantor"), has this day bargained and sold, transferred and conveyed and by these presents does bargain, sell, transfer and convey unto Jerry L. Sartain and wife, Sharon M. Sartain, (hereinafter called "Grantee (s)") (his) (her) (their) (heirs) (~~his successors~~) and assigns, certain Real Estate in Davidson County, Tennessee, being more particularly described as follows:

LAND in Davidson County, Tennessee, being Lot No. 463 on the plan of Tulip Grove Subdivision, Section 8, of record in Plan Book 4660, page 56, Register's Office for said County.

The above property is included in and is a "remaining asset" as described in the Agreement of Sale, which is attached as Exhibit "B" to the Order Authorizing Sale of Assets, Transfer of Liabilities, and Transfer of Trust Powers, filed on February 16, 1976, In the Matter of the Liquidation of the Hamilton National Bank, Chattanooga, Tennessee, in the United States District Court for the Eastern District of Tennessee, Civil No. 1-76-32. Grantor represents that all conditions precedent contained in Section 3 of Exhibit "B" to the above described order have been satisfied.

For prior title reference see: Substitute Trustee's Deed Deed Book 4923, Page 955

SUBJECT TO 1976 ad valorem taxes, which are assumed by the Grantee, and to restrictive covenants and easements of record.

TO HAVE AND TO HOLD the said real estate unto the said Grantee (s) (his) (her) (their) (heirs) (~~his successors~~) and assigns, forever, IN FEE SIMPLE.

GRANTOR warrants and will forever defend the right and title to the above described property unto Grantee (s) (his) (her) (their) (heirs) (~~xxxxxxxxxxxxxxx~~) and assigns, against the lawful claims of all persons whomsoever claiming by, through or under Grantor, but not further or otherwise.

IN WITNESS WHEREOF, Grantor has caused this Deed to be executed on this 8th day of December, 1976.

CRS FEDERAL DEPOSIT INSURANCE CORPORATION
AS LIQUIDATOR OF THE HAMILTON NATIONAL
BANK, CHATTANOOGA, TENNESSEE.

BY: _____
David C. Stickerod
Ass't. Chief, Division of Liquidation

CITY OF WASHINGTON)

DISTRICT OF COLUMBIA)

Before me, Doris M. Skiles, of the District of Columbia, personally appeared David C. Stickerod, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the Assistant Chief, Division of Liquidation, of The Federal Deposit Insurance Corporation, as Liquidator of The Hamilton National Bank, Chattanooga, Tennessee, the within named bargainor, a Corporation, and that he, as such Assistant Chief, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing of the name of the Corporation by himself as Assistant Chief.

WITNESS my hand and seal, at office in Washington, D. C., this 8th day of December, 1976.

DORIS M. SKILES ★ NOTARY PUBLIC ★ DISTRICT OF COLUMBIA

_____
NOTARY PUBLIC

(SEAL)

My commission expires: July 14, 1980

DUPLICATE
Tax Paid on this
Instrument 118.60
083615
Office
Date 1-4-77
Fee Reg.

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STATE OF TENNESSEE)
COUNTY OF Davidson)

WE hereby swear or affirm that the actual consideration for this transfer, or value of the property, transferred, whichever is greater, is $ 46,000.00, which amount is equal to or greater than the amount which the property transferred would convey at a fair and voluntary sale.

Joseph L. Santain
PURCHASER

Shawn M. Santain
PURCHASER

Subscribed and sworn to before me this 22nd day of December, 1976.

John V. Adams
NOTARY PUBLIC

(seal)

My commission expires: 3-8-80

D 83616

TENNESSEE REFERENCE

JAN 4 9 46 AM '77

REGISTER
DAVIDSON CO., TENN.

JAN-4
JAN-4 7777

CONV
W'DEED

46,000.00

B* 6.00 * 6.00

Paul Bell
WILKINS, ADAMS & WILKINS ATTORNEYS
FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219