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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 $ 27,000.00

Buddy P. Duke
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF April, 1977

Notary Public

MY COMMISSION EXPIRES: 12-8-79
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, Attorneys, 908 Fidelity Federal Bldg., Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Buddy P. Duke, et ux	Lumbermen's Investment Corporation	74-12-161
(NAME)	(NAME)	
5009 Bonnavista Drive	5100 Poplar Avenue	4D-33506
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, TN 37076	Memphis, TN 38137	
(CITY) (STATE) (P. O. ZIP)	(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, COMMERCE UNION BANK

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BUDDY P.DUKE AND WIFE, GEORGIA M. DUKE

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. 499 on the Plan of Hermitage Hills, Section 5, of record in Book 3300, pages 1 and 2, Register's Office for Davidson County, Tennessee, described as follows:

SAID Lot No. 499 fronts 85 feet on the southerly side of Bonnavista Drive and runs back 150 feet on the easterly line and 154.38 feet on the westerly line and 74 feet across the rear lot line.

BEING the same property conveyed to Commerce Union Bank by deed from David Penuel, Substitute Trustee, of record in Book 5075, page 817, said Register's Office.

This conveyance is subject to restrictive covenants of record in Book 3222, page 154, Register's Office for Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved (X) property, known as 5009 Bonnavista Drive, Hermitage, TN 37076
(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 my hand this 21st day of April, 1977

Commerce Union Bank

By: Lula E. Midgett V.P. & Mgr.

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19__.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Dan E. Midgett and _____ with whom I am personally acquainted and who upon (his oath) (~~their several oaths~~) acknowledged (himself) (~~themselves~~) to be the Vice President and Manager ~~and _____ respectively~~ of the Commerce Union Bank the within named bargainor, a corporation, and that (he) (~~they~~) as such Vice President and Manager ~~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 Dan E. Midgett as such Vice President, ~~and attesting the same by the said _____ as such _____~~.

Witness my hand and official seal at office at Nashville, Tennessee on this the 21st day of April, 19 77.

My commission expires 11-7-79

Jessica Hughes
Notary Public

FILE IN BOX 4

WARRANTY DEED

FROM
COMMERCE UNION BANK

TO
BUDDY P. DUKE AND WIFE,
GEORGIA M. DUKE

E 02003

IDENTIF. REFERENCE

MAY 4 11 16 AM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY-4F	CONV	27,000.00			
MAY-4F	S'TAX		B*	70.20	
MAY-4F	PR'FEE		B*	.50	
MAY-4F	W'DEED		B*	4.00	* 74.70

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