FORM NO. WD-1

BOOK 5148 PAGE 391

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 10,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17 DAY OF May, 1977.

Notary Public

MY COMMISSION EXPIRES: 1-30-77

(AFFIX SEAL)

LIMITED WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Traber & Robinson, Attys. 107 Donelson Pike, Nashville, Tn. 37214j
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald E. Miller (NAME)	same (NAME)	98
5120 Anchorage (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	18
Nashville, Tennessee 37211 (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 Ronald E. Miller, a single person

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: LIMITED WARRANTY DEED

Land in the 4th Civil District of Davidson County, Tennessee, being Tract No. 3 on an unrecorded survey made by John M. Sullivan, County Surveyor, September 10, 1966, and being a survey of the north part of the estate of Mrs. Myrtle H. Carter, deceased, and decribed as follows:

Beginning on the easterly margin of Earhart Road at the southwest corner of the property conveyed to Jimmy D. Shores and wife, as of record in Book 4394, page 34, Register's Office for said County, thence with the said Shores' southern boundary line South 85° 58' East 1434.5 feet; thence South 4° 27' West 158 feet; thence North 85°58' West 1316 feet to a corner fence line; thence North 86° 24' West 110 feet with an existing fence line to the easterly margin of Earhart Road; thence with said road North 4° 29' East 97.5 feet; thence North 3° 34' West 60.7 feet to the point of beginning, containing 5.17 acres, more or less.

Being the same property conveyed to Commerce Union Bank by Trustees deed from James L. Robinson, Trustee as of record in Book 5148, page 389, said Register's Office.

ALL WARRANTIES OF COMMERCE UNION BANK HEREIN CONTAINED ARE EXPRESSLY LIMITED TO THAT PERIOD OF TIME AFTER WHICH COMMERCE UNION BANK ACQUIRED TITLE TO THE HEREIN DESCRIBED PROPERTY

unimproved ( )
This is improved ( ) property, known as _____
(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 17th day of May, 1977

James L. Robinson

Jerry C. Seale

BOOK 5148 PAGE 392

BOOK 5148 PAGE 392

STATE OF TENNESSEE
Davidson County

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 James L. Robinson and Jerry W. Seale (~~his oath~~) (~~himself~~) with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Vice-President and Asst. Vice-President respectively of the Commerce Union Bank the within named bargainor, a corporation, and that (~~the~~ X (they)) as such Vice-President and Asst. Vice-President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said James L. Robinson as such Vice-President, and attesting the same by the said Jerry W. Seale, as such Asst. Vice-President

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

My commission expires 8-30-77

Laura M Rucker
Notary Public

LIMITED WARRANTY DEED

FROM Commerce Union Bank

TO Ronald E. Miller, a single person

E 04255

IDENTIFICATION REFERENCE

MAY 18 8 09 AM '77

REGISTER
TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY18	CONV	10,000.00			
MAY18	STAX		B*	26.00	
MAY18	PRFEE		B*	.50	
MAY18	WDEED		B*	4.00	
MAY18	MISC		B*	.20	* 30.70