BOOK 5148 PAGE 604

THIS INSTRUMENT PREPARED BY: H. Philip Sadler, Atty., Donelson, Tennessee

WARRANTY DEED

ATTORNEYS TITLE COMPANY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry D. Carter et ux	Commerce Union Bank	4D-41B15
(NAME:)	(NAME:)	44-15
(STREET ADDRESS OR ROUTE NUMBER)	2114 Parkway Towers	279
(CITY) (P. O. ZONE) (STATE)	(STREET ADDRESS) Nashville, TN 37219	
	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten ($10.00)---------- DOLLARS

and further consideration that the grantees herein assume and agree to pay the present unpaid balance due under a mortgage to Commerce Union Bank the present unpaid loan balance being $17,301.85 deed of trust of record in Book _____ Page _____.

ROGER G. ROYSDEN and wife ROSE MARY ROYSDEN

_____ have bargained and sold, and by these presents do transfer and convey unto the said LARRY D. CARTER and wife MELANIE A. CARTER

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

A certain tract or parcel of land in the Fourth Civil District of Davidson County, State of Tennessee, described as follows, to wit:
Being Lot No. 43, Section D, Village of Old Hickory, as shown on plan recorded July 16, 1948, Book 1424, page 65, in the Registers Office for Davidson County, Tennessee; located on southwest corner of the intersection of Debow and Tenth Streets, containing 0.07 acres, more or less.
Being the same property that was conveyed to Roger G. Roysden and wife Rose Mary Roysden by deed from Hershel Carlos Smith and Fleta Smith, Co-Executor/Executrix of the estate of Nina Christine Haston Smith, deceased, as of record in Book 4996 Page 52 Register's Office of Davidson County, Tennessee.

This is unimproved ( ) improved ( ) property, known as 1000 Debow Street Old Hickory, TN 37138 (House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said LARRY D. CARTER and wife MELANIE A. CARTER their heirs and assigns, forever.

And we do covenant with the said Larry D. Carter and wife Melanie A. Carter 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.

And we, ROGER G. ROYSDEN and wife ROSE MARY ROYSDEN do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said LARRY D. CARTER and wife MELANIE A. CARTER, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 18th day of May, 1977

Roger G. Roysden
ROGER G. ROYSDEN

Rose Mary Roysden
ROSE MARY ROYSDEN

Appeared before me this 18th. day of May 1977

Emily W. Caldwell

Emily W. Caldwell Notary Public

My commission expires 1/25/81

NOTARY PUBLIC DAVIDSON CO. TENN.

STATE OF TENNESSEE
Davidson County

BOOK 5148 PAGE 605

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Roger G. Roysden and wife Rose Mary Roysden

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 _____, Tennessee, this _____ day of May 19 77

Commission expires _____

_____
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

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 17300.00
Larry D. Carter
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF May 1977.
W. D. Anderson
Deputy Register

WARRANTY DEED

FROM ROGER G. ROYSDEN et ux

TO LARRY D. CARTER et ux

IDENTIF. REFERENCE

MAY 18 12 09 PM '77

FEE ... REGISTER DAVIDSON COUNTY, TENN.

E04382

MAY 18 77	CONV	17,300.00			
MAY 18 77	S'TAX		B*	44.98	
MAY 18 77	PR'FEE		B*	.50	
MAY 18 77	W'DEED		B*	4.00	* 49.48

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.