FILE BOX 3

Form No. WD-1

BOOK 5152 PAGE 672

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

29,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF MAY, 1977

Notary Public

MY COMMISSION EXPIRES: 7-19-78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY, 1102 KERMIT DRIVE, #203, NASHVILLE, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James A. Knost (NAME)	Commerce Union Bank (NAME)	MAP 84-11
2416 Maplecrest Drive (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	PAR 224
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn 37239 (CITY) (STATE) (ZIP)	3DZ-44482

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, Paul B. Hayes and wife P. Carol R. Hayes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James A. Knost and wife Deborah B. Knost

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:
Davidson

BEING Lot No. 151 on the plan of Maplecrest Subdivision, as of record in Book 1835, Page 27 and 28, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description. SAID Lot No. 151 fronts 95 feet on the northerly side of Maplecrest Drive and extends back 180 feet on the westerly line and 128 feet on the easterly line to a broken line in the rear measuring 97.6 feet.

BEING the same property conveyed to Paul B. Hayes et ux P. Carol R. Hayes by deed from Baker-Freeman and Associates, Inc., of record in Book 4920, Page 452, Register's Office for said County.

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

CO 29,900.00	MO
WD 4.00	MS
TD	ST 77.74
CC	ST
MR	PF .50
UCC	TOTAL 82.24

unimproved ( )
This is improved (XX) property, known as 2416 Maplecrest Drive (House Number) (Street) Nashville, TN 37214 (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 our hand s this 26th day of MAY, 19 77

Paul B. Hayes Paul B. Hayes

P. Carol R. Hayes P. Carol R. Hayes

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Paul B. Hayes and wife P. Carol R. Hayes

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 Nashville, Tennessee, this 26th day of MAY 19 77

Commission expires 7-19-78

Bruce Wallace
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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) 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

FILE BOX 3

WARRANTY DEED

FROM
Paul B. Hayes

TO
James A. Knost

E06165

IDENTIF. REFERENCE

MAY 31 10 27 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

Edward Seldon
Attorney-at-Law
1102 KERMIT DRIVE, SUITE 203
NASHVILLE, TENNESSEE 37217