FORM NO. WD-1

BOOK 5152 PAGE 982

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 31,550.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF MAY, 19 77

Notary Public

MY COMMISSION EXPIRES: 9-8-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS & WEEMS, ATTYS.
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael A. Dickens (NAME)	Commerce Union Bank (NAME)	MAP 161-3
5117 Manorwood Court (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	PARCEL 71
Nashville, Tn (CITY) (STATE) (P. O. ZIP)	Nashville, Tn 37239 (CITY) (STATE) (ZIP)	6DU 70030

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, W. L. Bainbridge, III and wife, Josephine G. Bainbridge

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael A. Dickens et ux Shirley D. Dickens

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. 23 on the plan of Section Two, McMurray Meadows, of record in Book 4955, page 58, Register's Office for said County.

SAID Lot No. 23 fronts 61 feet on the southerly margin of Manorwood Court and extends back 175.43 feet on the easterly line and 168.79 feet on the westerly line to a dead line in the rear, measuring 78.47 feet thereon.

BEING part of the same property conveyed to W. L. Bainbridge, III by deed from the most Reverend James D. Niedergeses, Bishop of the Roman Catholic Diocese of Nashville of record in Book 5058, page 979, Register's Office for Davidson County, Tennessee.

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

This instrument is executed by a partner of the W. L. Bainbridge Company pursuant to authorizations of record in Book 3832, page 786, Register's Office for said County.

This is unimproved ( ) improved (XX) property, known as 5117 Manorwood Court (House Number) (Street) Nashville, Tn (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 27th day of May, 19 77

W. L. Bainbridge, III

Josephine G. Bainbridge

STATE OF TENNESSEE
Davidson County

BOOK 5152 PAGE 983

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named W. L. Bainbridge, III and wife, Josephine G. C. Bainbridge

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 27th day of May, 19 77

Commission expires 9-8-79

Patricia A. Spence
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

WARRANTY DEED

FROM
W. L. Bainbridge, III

TO
Michael A. Dickens

E 0 6 3 4 2

IDENTIF. REFERENCE

MAY 31 2 55 PM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

File

WILKINS, ADAMS & WEEMS, ATTORNEYS
401 Union Street
1100 Fidelity Federal Building
Nashville, Tennessee 37219

CO 31 550.00	MO
WD 400	MS
TD	ST 81.90
CC	ST
MR	PF 50
UCC	TOTAL 86.40