BOOK 5165 PAGE 431

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 54,500.00 Oakley Harry Garner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24TH DAY OF JUNE 19 77.

Notary Public

MY COMMISSION EXPIRES: 2-[illegible]-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS & WEEMS, ATTYS.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Oakley Harry Garner (NAME)	Commerce Union Bank (NAME)	MAP 136-14
517 Bluewater Drive (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	PARCEL 89
Nashville, Tn 37217 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn 37239 (CITY) (STATE) (ZIP)	2D 62998

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, A. J. Johnson et ux Gail Johnson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Oakley Harry Garner et ux Kathryn Elaine Garner

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. 94 on the plan of Castlegate, Section I, of record in Book 4460, page 115, Register's Office for said County.

SAID Lot No. 94, which is a corner lot, fronts 102.79 feet on the southerly margin of Bluewater Circle and fronts 123.0 feet on the westerly margin of Bluewater Drive, said frontages being joined by a curve having a length of 39.27 feet, and extends back 125.63 feet on the westerly line and 143.4 feet on the southerly line to a point of intersection.

BEING part of the same property conveyed to A. J. Johnson and wife, Gail Johnson by deed from K & W, Inc. of record in Book 5118, page 303, Register's Office for Davidson County, Tennessee.

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

unimproved ( )
This is improved (XX) property, known as 517 Bluewater Drive Nashville, Tn 37217
(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 our hands this 24TH day of JUNE, 19 77

A. J. Johnson

Gail Johnson

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named A. J. Johnson et ux Gail Johnson

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 24TH day of JUNE, 19 77.

Commission expires 9-8-79

Patricia Y. Price
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
A. J. Johnson

TO
Oakley Harry Garner

E 11858

IDENTIF. REFERENCE

JUN 29 2 50 PM '77

REGISTER
DAVIDSON CO. TENN.

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

JUN 29 77	CONV	54,500.00		
JUN 29 77	S'TAX		B* 141.70	
JUN 29 77	PR'FEE		B* .50	
JUN 29 77	W'DEED		B* 4.00	* 146.20

BK 2182 PG 837