BOOK 5207 PAGE 367

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. PIGG, ATTORNEY
230 FOURTH AVE., NORTH
NASHVILLE, TENNESSEE 37219

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
James Timothy Tohill and wife, Mary Jane Tohill	Commerce Union Bank	149-9
(NAME) 709 Bowfield Court	(NAME) One Commerce Place	#39
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN	(STREET ADDRESS) Nashville, Tn 37239	2D,U-22870
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------

---------- *Dollars,*

and other good and valuable consideration, the receipt of which is hereby acknowledged, we, the undersigned

DELORES Y. CALDWELL SWEARNS and husband, PAUL E. SWEARNS

have this day bargained and sold, and do hereby transfer and convey unto the said

JAMES TIMOTHY TOHILL and wife, MARY JANE TOHILL
their

certain real estate in Davidson County, Tennessee, as follows: *(successors), heirs and assigns,*

Land in Davidson County, Tennessee, being Lot No. 26 on the Plan of Debra Heights, Section 3, as of record in Book 4175, page 6, Register's Office for said County, as follows:

Said Lot No. 26 fronts 98.89 feet on the southerly side of Bowfield Court and runs back 140.66 feet on the westerly line and 110.51 feet on the easterly line to a dead line measuring 64.59 feet thereon.

Being the same property conveyed to Joel M. Caldwell and wife, Delores Y. Caldwell by deed from Jimmie Dale Crawford and wife, of record in Book 4515, page 489, Register's Office for Davidson County, Tennessee, the said parties having since divorced and property being vested in Delores Y. Caldwell by Divorce Decree of record in Book 5146, page 215, said Register's Office, the said Delores Y. Caldwell having since remarried, now being Delores Y. Caldwell Swearns.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $32,000.00

Subscribed and sworn to before me, this the 7th day of October 19 77

Affiant James Timothy Tohill

My commission expires 2/23/81 (Affix Seal)

Notary Public

This is improved ( ) unimproved (X) property, known as 709 Bowfield Court (House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

JAMES TIMOTHY TOHILL and wife, MARY JANE TOHILL
their

(successors),

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for plan of record in BK.4175,p.6; restrictions in BK.4206,p.805.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* JAMES TIMOTHY TOHILL and wife, MARY JANE TOHILL
their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 7th *day of* October, 19 77, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Delores Y. Caldwell Swearns Paul E Swearns

Delores Y. Caldwell Swearns Paul E. Swearns

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Gail Pigg *, a Notary Public in and for said County and State,* Delores Y. Caldwell Swearns and wife, Paul E. Swearns

the within named bargainor, 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 7th *day of* October *19* 77

Gail Pigg
Notary Public

Commission Expires 2/23/81

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* ..... *he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ..... *self as* .....

Witness my hand and seal, at office in ....., *this* ..... *day of* ....., *19* .....

Notary Public

Commission expires .....

WARRANTY DEED

FROM
Delores Y. Caldwell Swearns and husband,
Paul E. Swearns

TO
James Timothy Tohill et ux

OCT 11 77 CONV 32,000.00
OCT 11 77 S'TAX B* 88.20
OCT 11 77 PR'FEE B* .50
OCT 11 77 W'DEED B* 4.00
87.70

E 30388

IDENTIF. REFERENCE

OCT 11 12 36 PM '77

FELIX E. H. LESUEUR REGISTER
DAVIDSON COUNTY, TENN.

MAIL TO: Row 1 Box 8

Compliments of

NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238