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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 26,800.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF DECEMBER, 19 77

Notary Public

MY COMMISSION EXPIRES: 7-8-79

(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
Japho M. Hardin IV (NAME)	Commerce Union Bank (NAME)	MAP 58-16
340 Kingview Drive (STREET ADDRESS OR ROUTE NUMBER)	1 Commerce Pl. Real Estate Div. (STREET ADDRESS)	PARCEL 133
Nashville, Tn 37218 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn 37239 (CITY) (STATE) (ZIP)	13DA 47997

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 Company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Japho M. Hardin IV et ux Henrietta D. Hardin

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. 134 on the plan of Section 4-A, Haynes Park, of record in Book 4860, page 39, Register's Office for said County.

Said Lot No. 134 fronts 70.00 feet on the westerly margin of Kingview Drive and extends back 150.0 feet on the northerly line and 155.89 feet on the southerly line to a dead line in the rear, measuring 70.25 feet thereon.

BEING part of the same property conveyed to W. L. Bainbridge Company by deed from E. B. Smith, Jr., Sidney A. Smith and Mary E. Smith of record in Book 4451, page 194, 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 (X) property, known as 340 Kingview Drive (House Number) (Street) Nashville, Tn 37218 (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 my hand this 20TH day of DECEMBER, 1977

W. L. Bainbridge Company

BY:

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 W. L. 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 20Th day of DECEMBER 19 77

Commission expires 9-8-79

Patricia S. Green
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 Company

TO
Japhe M. Hardin IV

E 42641

IDENTIF. REFERENCE

DEC 20 3 09 PM '77

FELIX ... REGISTER
DAVIDSON ... TENN.

Box 1, Box 8

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

DEC 20 77	CONV	26,800.00			
DEC 20 77	S'TAX		B*	69.68	
DEC 20 77	PR'FEE		B*	.50	
DEC 20 77	W'DEED		B*	4.00	* 74.18