BOOK 5239 PAGE 710

FROM

Rudy G. Warner, III

TO

James Paul Beachboard

For draftsman's use

THIS INSTRUMENT WAS PREPARED BY:
[illegible] ATTYS.
[illegible] File

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Paul Beachboard (NAME)	Commerce Union Bank (NAME)	104-15-141
2713 West Linden (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	24W 10205
Nashville, TN (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37239 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

IDENTIF. REFERENCE: T

JAN 3 4 10 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 31,000.00 James Paul Beachboard
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF December 19 77

Notary Public

MY COMMISSION EXPIRES: 11-13-80
(AFFIX SEAL)

NOTARY PUBLIC PERCY FLANARCE STATE OF TENNESSEE

E 44498.

For and in Consideration of the sum of $10.00 (TEN)---------- DOLLARS

cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged,

I, Rudy G. Warner, III, do quitclaim and convey unto the said James Paul Beachboard and wife, Margaret Jane Beachboard 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 the easterly 50 feet of the southerly part of Lot No. 14 on the plan of Sunset Park Subdivision of record in Book 332, page 132, Register's Office for said County.

SAID part of Lot No. 14 fronts 50.0 feet on the northerly margin of West Linden Avenue, formerly Sunset Avenue, and extends back 134.4 feet on the easterly line and 134.5 feet on the westerly line to a dead line in the rear, measuring 50.0 feet thereon.

BEING the same property vested in Catherine Grady Warner Smith, Rudy G. Warner III, James F. Warner and Mary Angela Warner Wolfe as the sole heirs at law of Catherine Grady Warner and under the terms of her will which has been entered into Probate Court and is of record in Book 119, page 432, in the County Court Clerk's Office, Probate Division. The said Catherine Grady Warner being one in the same as Katherine G. Warner who was the surviving tenant of the tenancy by the entireties created by deed from C. A. Woodall to Rudolph G. Warner and wife, Katherine G. Warner of record in Book 841, page 326, in said Register's Office.

Witness my hand this 30th day of December, 1977.

Rudy G. Warner, III

STATE OF TENNESSEE

BOOK 5239 PAGE 711

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, the within named Rudy G. Warner, III, 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 30th day of December, 1977.

Notary Public

JERRY WILLIAMS JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:

11-17-80

JAN-3	CONV	31,000.00			
JAN-3 S'TAX			B*	80.60	
JAN-3 PR'FEE			B*	.50	
JAN-3	W'DEED		B*	4.00	* 85.10