WARRANTY DEED

BOOK 5244 PAGE 568

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $35,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF January, 19 78

Notary Public at Large

MY COMMISSION EXPIRES: My Commission Expires Aug. 24, 1979

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

TRABER & ROBINSON, ATTORNEYS (NAME) 107 DONELSON PIKE NASHVILLE, TENNESSEE 37214 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BRUCE W. HACKEMANN (NAME)	FIDELITY FEDERAL SAVINGS & LOAN ASSOCIATION (NAME)	Map 96-15
3129 Boulder Park Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par 42
Nashville, Tennessee 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

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, COMMERCE UNION BANK

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BRUCE W. HACKEMANN AND WIFE, FAITH B. HACKEMANN

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. 1 ON THE PLAN OF HICKORY BEND SUBDIVISION, SECTION THREE, AS OF RECORD IN BOOK 3600, PAGE 42, SAID REGISTER'S OFFICE.

SAID LOT NO. 1 FRONTS 74.74 FEET ON THE EASTERLY SIDE OF BOULDER PARK DRIVE AND EXTENDS BACK 157.7 FEET ON THE NORTHERLY LINE AND 122 FEET ON THE SOUTHERLY LINE TO A DEAD LINE MEASURING 101.3 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO COMMERCE UNION BANK BY DEED FROM WILLIS A. HAWKINS AND WIFE, LYDOIA G. HAWKINS OF RECORD IN BOOK 5185, PAGE 274, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

JAN 18 78	CONV	35,500.00			
JAN 18 78	S'TAX		B*	92.30	
JAN 18 78	PR'FEE		B*	.50	
JAN 18 78	W'DEED		B*	4.00	* 96.80

This is unimproved ( ) improved (XX) property, known as 3129 Boulder Park Drive (House Number) (Street) Nashville, Tennessee (P. O. Address) (City or Town) 37214 (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 13th day of JANUARY, 1978

Commerce Union Bank

By: Assistant Vice President

STATE OF _____
COUNTY OF _____

BOOK 5244 PAGE 569

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this _____ day of _____, 19__

Commission Expires _____, Notary Public.

STATE OF TENNESSEE
DAVIDSON County

Before me, THE UNDERSIGNED, a Notary Public within and for the State and County aforesaid, personally appeared JOHN R. ADAMS, with whom I am personally acquainted and who upon {his oath} acknowledged {himself} to be the ASSISTANT VICE PRESIDENT and ~~respectively~~ of the COMMERCE UNION BANK the within named bargainor, a corporation, and that {he} as such ASSISTANT VICE PRESIDENT, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said JOHN R. ADAMS as such ASSISTANT VICE PRESIDENT

WITNESS my hand and official seal at office at Nashville, Tennessee on this the 13th day of JANUARY, 1978

My commission expires My Commission Expires April 22, 1978

Notary Public at Large

E 46699

IDENTIF. REFERENCE

JAN 18 3 04 PM '78

FEE $ REGISTER

$35,500.00 511041-0

WARRANTY DEED

FROM

COMMERCE UNION BANK

TO

BRUCE W. HACKEMANN ET UX

FAITH B. HACKEMANN

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seisin

Compliments of

Title Associates, Inc.

REPRESENTING

USLIFE TITLE INSURANCE
Company of New York