FORM NO. WD-1

BOOK 5271 PAGE 909

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 31,015.00 Timothy J. Reynolds
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7TH DAY OF APRIL, 19 78

Patricia S. Spicer
Notary Public

MY COMMISSION EXPIRES: 9-8-79

(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
Timothy J. Reynolds (NAME)	Commerce Union Bank (NAME)	MAP 149-9
4736 Miners Cove (STREET ADDRESS OR ROUTE NUMBER)	1 Commerce Pl. Real Estate Div. (STREET ADDRESS)	PARCEL 210
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn 37239 (CITY) (STATE) (ZIP)	2DU68956

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, Marion Thurman et ux Eva M. Thurman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timothy J. Reynolds et ux Jean K. Reynolds

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. 170 on the plan of Section Four, Terragon Trails, of record in Book 5050, page 57, Register's Office for said County.

Said Lot No. 170 fronts 60.38 feet on the southwesterly margin of Miners Cove and extends back 154.67 feet on the southeasterly line and 157.34 feet on the northwesterly line to a dead line in the rear, measuring 56.42 feet thereon.

Being part of the same property conveyed to Marion Thurman and wife, Eva M. Thurman by deed from Ervin M. Entrekin, Trustee, of record in Book 5015, page 523, Register's Office for Davidson County, Tennessee.

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

This instrument is executed on behalf of Marion Thurman and wife, Eva M. Thurman by Carolyn C. Pace for Marion Thurman and Carolyn Pace for Eva M. Thurman as their Attorney in Fact pursuant to recorded Powers of Attorney of record in Book 4810, page 198, and Book 5116, page 134, respectively, Register's Office for Davidson County, Tennessee

This is unimproved ( ) improved (XX) property, known as 4736 Miners Cove (House Number) (Street) Antioch, TN 37013 (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 hand s this 7TH day of APRIL, 19 78

Marion Thurman
BY: Carolyn C. Pace
Carolyn C. Pace, Attorney in Fact

Eva M. Thurman
BY; Carolyn C. Pace
Carolyn C. Pace,
Attorney in Fact

STATE OF TENNESSEE
Davidson County

BOOK 5271 PAGE 910

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 _____, Tennessee, this _____ day of _____ 19____

Commission expires _____

_____
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
MARION THURMAN

TO
TIMOTHY J. REYNOLDS

E 5 9 0 9 6

IDENTIF. REFERENCE

APR 11 11 21 AM '78

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

APR 11 78	CONV	31,015.00			
APR 11 78	S'TAX		B*	80.60	
APR 11 78	PR'FEE		B*	.50	
APR 11 78	W'DEED		B*	4.00	* 85.10

Row 1, Box 8

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

sl

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Carolyn C. Pace, also known as Carolyn Pace, with whom I am personally acquainted, and who acknowledged, that she executed the within instrument on behalf of Marion Thurman and wife, Eva M. Thurman as their Attorney in Fact as the free act and deed of the within named Marion Thurman and wife, Eva M. Thurman.

Witness my hand and official seal at Nashville, Tennessee, this the 7th day of April, 1978.

Notary Public

My Commission expires:

9-8-79