This Form furnished by Attorneys Title Company, Inc.

BOOK 5283 PAGE 604

Form No. WD-2

FROM

THEODORE JAMES RICHARDS ET UX

PATRICIA MAE RICHARDS

TO

DEBIE KATE BOWER

For draftsman's use

PREPARED BY:

John G. Doak, Attorney
2525 Lebanon Road
Nashville, Tennessee 37214

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Debie Kate Bower (NAME)	Commerce Union Bank (NAME)	11D91320
1048 Mallow Drive (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	
Madison, TN 37115 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37239 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

E6451.2

IDENTIF. REFERENCE

MAY 10 9 41 AM '78

FILED AND RECORDED IN REGISTER DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 32,570.13

(Affiant)

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF May 19 78

Marie B. Cummins
Notary Public

MY COMMISSION EXPIRES: 6 Feb. 1981

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY ★ STATE OF TENNESSEE

For and in Consideration of the sum of Ten ($10.00)

DOLLARS

and other good and valuable considerations including grantees agreement to assume and to pay the balance of the mortgage indebtedness dated September 22, 1977, of record in Book 5201, page 702, Register's Office for Davidson County, Tennessee, in the original principal amount of $22,050.00.

Theodore James Richards and wife, Patricia Mae Richards have bargained and sold, and by these presents do transfer and convey unto the said

Debie Kate Bower

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. 40 on the Revised Plan of Arrowhead Subdivision, Section I, of record in Book 4955, page 27, Register's Office for Davidson County, Tennessee.

SAID Lot No. 40 fronts 55.0 feet on the westerly margin of Mallow Drive and runs back between lines measuring 166.00 feet on the northerly line and 152.71 feet on the southerly line to a broken line in the rear measuring 62.51 feet thereon.

BEING the same property conveyed to Theodore James Richards and wife, Patricia Mae Richards by deed from Jack Driver & Sons, Inc., of record in Book 5201, page 700, Register's Office for Davidson County, Tennessee.

GRANTORS further transfer and convey unto grantees the funds held in escrow and do hereby authorize Commerce Union Bank to transfer the existing insurance on the premises to grantees

MAY 10 78	CONV	32,570.13			
MAY 10 78	S'TAX		B*	84.76	
MAY 10 78	PR'FEE		B*	.50	
MAY 10 78	W'DEED		B*	4.00	* 89.26

BOOK 5283 PAGE 605

WD-2

This is unimproved ( ) improved (X) property, known as 1048 Mallow Drive, Madison, TN 37115
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone).

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 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.

And we do further covenant and bind ourselves, and our heirs and representatives, to warrant and forever defend the title to the said land to the said grantees heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 13th day of April, 1978

Theodore James Richards
THEODORE JAMES RICHARDS

Patricia Mae Richards
PATRICIA MAE RICHARDS

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 Theodore James Richards and wife, Patricia Mae Richards

the bargainor s, 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 13 day of April, 1978.

Marie B. Cummings, Notary Public.

Commission expires 6 Feb. 1982

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 .....