ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Judith Balthrop (NAME)	Commerce Union Bank (NAME)	5DU-55971
Unit 95, Building 16 5510 Country Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	Map: 162-9
Nashville, TN 37211 (CITY) (STATE) (ZIP CODE)	Nashville, TN 37211 (CITY) (STATE) (ZIP CODE)	Par: 95

WARRANTY DEED

For and in consideration of the sum of TEN & NO/100---------- DOLLARS

cash in hand paid by the herein named Grantee and other good and valuable consideration the receipt and sufficiency of which is hereby acknowledged, Vincent J. Lachina and wife, Carole C. Lachina,

MAY11'78	CONV	32,644.00			
MAY11'78	S'TAX		8*	34.76	
MAY11'78	PR'FEE		8*	.50	
MAY11'78	W'DEED		5*	4.00	* 89.26

have bargained and sold, and by these presents do transfer and convey unto the said Judith H. Balthrop

the GRANTEE~~S~~ herein, ~~their~~ her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Townhouse No. 95, Building 16, on the Plan of Hickory Valley Condominiums, Phase 2, of record in Book 4460, Page 133, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description of said property.

BEING the same property conveyed to Vincent J. Lachina and wife, Carole C. Lachina, by deed from Randall Phillips Builders, Inc., of record in Book 4990, Page 679, Register's Office for Davidson County, Tennessee.

This property is unencumbered except for 1978 property taxes which are prorated and the hereinafter described first mortgage being assumed by Grantee.

Judith H. Balthrop, the Grantee herein, as partial consideration for this transfer agrees to assume an existing first mortgage on the herein described property owed to Commerce Union Bank with the remaining balance of $27,122.81. Judith H. Balthrop does hereby agree that from and after the execution of this instrument, to be responsible for this indebtedness and to indemnify and hold harmless the Grantors from any and all liability and expenses as a result of this mortgage.

unimproved ( )
This is improved (X) property, known as Townhouse 95, Building 16, Hickory Valley (House Number) (Street)
Condominiums, Phase 2, 5510 Country Drive, Nashville, TN 37211 (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 10 day of May, 19 78.

Judith H. Balthrop

Carole C. Lachina
Carole C. Lachina

Vincent J. Lachina
Vincent J. Lachina

BOOK 5284 PAGE 465

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Larry R. Williams, a Notary Public in and for said County and State, the within named Judith H. Balthrop, Vincent J. Lachina, and Carole C. Lachina,

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 10th day of May, 1978.

My commission expires 5/11/79 Notary Public Larry R. Williams

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $32,644.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

_____

Sworn to and subscribed before me this 10th day of May, 1978.

My commission expires 5/11/79 Notary Public Larry R. Williams

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This instrument was prepared by:	
LARRY R. WILLIAMS, Attorney, 14th Flr., Nashville City Bank Building, Nashville, TN 37201	
Name	Address

E 64854

WARRANTY DEED

FROM VINCENT J. LACHINA, ET UX.

TO JUDITH H. BALTHROP

IDENTIF. REFERENCE

MAY 11 1 07 PM '78

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

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219