BOOK 5284 PAGE 523

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,000.00

Frank Joseph Baltz Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF MAY 1978.

Notary Public

MY COMMISSION EXPIRES 11/

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, 300 JAMES ROBERTSON PARKWAY, NASHVILLE, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frank Joseph Baltz, Jr. (NAME)	Commerce Union Bank (NAME)	134-G
Lot 73 Eckhart Drive (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	19
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tn 37239 (CITY) (STATE) (ZIP)	SUB 70002

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, Colonial Homes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frank Joseph Baltz, Jr. and wife Mary P. Baltz

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. 73 on the Plan of Greenwood Hills, Section 4, as of record in Plat Book 4955, page 49, said Register's Office.

Said Lot No. 73 fronts 69.00 feet on the southerly margin of Eckhart Drive and extends back between parallel lines 145.00 feet.

Being part of the property conveyed to Colonial Homes by deed from Theodore H. Pailet, Trustee of record in Book 5199, page 223, said Register's Office.

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

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

unimproved ( )
This is improved (XX) property, known as Lot 73 Eckhart Drive (House Number) (Street) Nashville, Tennessee (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 my hand this 9TH day of MAY, 1978

Jack Williams

Colonial Homes

STATE OF TENNESSEE }
County of Davidson }

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jack Williams and Steve Vandevender

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 9TH day of MAY 19 78

Commission expires 11-6-79

Notary Public

SHIRLEY B. WILSON NOTARY PUBLIC STATE OF TENNESSEE

STATE OF TENNESSEE }

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 Colonial Homes

TO Frank Joseph Baltz, Jr.

E 64879

IDENTIF. REFERENCE

MAY 11 2 03 PM '78

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

MAY 11 78	CONV	42,000.00			
MAY 11 78	S'TAX		B*	109.20	
MAY 11 78	PR'FEE		B*	.50	
MAY 11 78	W'DEED		B*	4.00	* 113.70

Return to:
LAWYER'S ESCROW SERVICE
300 JAMES ROBERTSON PARKWAY
NASHVILLE, TENNESSEE 37201