WARRANTY DEED

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 8800 -

Bobby A. Tignor Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31 DAY OF May, 1978.

Notary Public

MY COMMISSION EXPIRES: 11-12-80
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William G. Traber, Attorney, 107 Donelson Pike, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bobby A. Tignor, Jr. (NAME)	Same (NAME)	110
357 Bart Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Part 117.25
Antioch, TN. 37013 (CITY) (STATE) (P. O. ZIP)	(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 Bobby A. Tignor Jr. and wife, Derinda Joy Tignor

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 the 4th Civil District of Davidson County, Tennessee according to a survey by John D. McCormick, Surveyor and Engineer and described as follows:

Beginning at a spike in the center line of Earheart Road at the northeast corner of property conveyed to Larry A. Barnes and wife by deed of record in Book 5178, Page 258, Register's Office for Davidson County Tennessee; thence South 86° 54' West, with Barnes north line, 872.51 feet to an iron pin, the east line of John C. Fisher, Book 2965, Page 588, Register's Office for Davidson County; thence North 2° 07' East, with Fisher's east line 348.0 feet to an iron pin in Massey's south line; thence with Massey's and Odum's south line, south 84° 19' East, 797.28 feet to a spike in the center line of Earheart Road; thence with the center line of Earheart Road South 16° 22' East, 230.80 feet to the point of beginning and containing 5.43 acres more or less.

Being the same property conveyed to Commerce Union Bank by Substitute Trustees Deed from W. Fred Williams, Jr., Substitute Trustee, of record in Book 5065, Page 955, Register's Office for Davidson County, Tennessee.

-Over-

This is unimproved ( ) improved ( ) property, known as _____ (House Number) (Street) (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 31st day of May, 1978

Commerce Union Bank

James L. Robinson Sr. V.P.

STATE OF _____
COUNTY OF _____

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 James L. Robinson and _____, with whom I am personally acquainted and who upon {his oath} acknowledged {himself} to be the Senior Vice President and ~~respectively~~ of the Commerce Union Bank the within named bargainor, a corporation, and that {he} as such Senior Vice President 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 James L. Robinson as such Senior Vice President and ~~attesting the same by the said as such~~

WITNESS my hand and official seal at office at Nashville, Tennessee on this the 31st day of _____, 1978

My commission expires 11-12-80

Notary Public

All warranties of Commerce Union Bank herein contained are expressly limited to that period of time after which Commerce Union Bank acquired title to the herein described property.

E6915

IDENTIF. REFERENCE

JUN 5 2 23 PM '78

FELIX [illegible] REGISTER DAVIDSON [illegible]

JUN-5-78	CONV	*8,800.00			
JUN-5-78	S'TAX		B*	22.88	
JUN-5-78	PR'FEE		B*	.50	
JUN-5-78	W'DEED		B*	4.00	* 27.38

MAIL TO: W. G. TRABER P.O. Box 2255 NASHVILLE, TENN. 37214

WARRANTY DEED

FROM
COMMERCE UNION BANK

TO
Robby A. Tigner, Jr.
et ux

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seisin

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York