BOOK 5295 PAGE 172

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 43,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF JUNE, 19 78.

Notary Public

MY COMMISSION EXPIRES: 1-18-82

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE TENNESSEE

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
James R. Adams (NAME)	Commerce Union Bank (NAME)	MAP 146-11
521 Arrowwood Drive (STREET ADDRESS OR ROUTE NUMBER)	1 Commerce Pl. Real Estate Div. (STREET ADDRESS)	PARCEL 97
Nashville, TN 37220 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn 37239 (CITY) (STATE) (ZIP)	6DU-32350

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, Michael C. Eades et ux Susan S. Eades

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James R. Adams et ux Vicki L. Adams

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. 269 on the plan of Section Four, Crieve Hall Estates, of record in Book 2133, page 80, Register's Office for said County.

SAID Lot No. 269 fronts 100 feet on the southerly margin of Arrowwood Drive and extends back 202.3 feet on the easterly line and 196.3 feet on the wester line to a dead line in the rear, measuring 148 feet thereon.

BEING the same property conveyed to Michael C. Eades and wife, Susan S. Eades, by three deeds; one conveying a one-fourth undivided interest, from Walter M. Campbell, of record in Book 4884, page 297, Register's Office for said County, one conveying a one-half undivided interest from Dorothy Cowan and Lillian Helsel, of record in Book 4884, page 293, said Register's Office, and one conveying the remaining one-fourth undivided **

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

**interest, from Margaret Lundgren, Of record in Book 4884, page 295, said Register's Office.

The said Walter M. Campbell, Dorothy Cowan, Lillian Helsel and Margaret Lundgren being the only heirs at law of Henry F. Campbell who died August 23, 1974, intestate, unmarried, and childless. Subject property was conveyed to the said Henry F. Campbell by deed from Claud Smith, et ux of record in Book 2346, page 104, said Register's Office.

unimproved ( ) This is improved (XX) property, known as 521 Arrowwood Drive (House Number) (Street) Nashville, TN 37220 (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 5TH day of JUNE, 19 78

Michael C. Eades

Susan S. Eades

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michael C. Eades et ux Susan S. Eades

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 5TH day of JUNE, 19 78.

Commission expires 1-18-82

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 Michael C. Eades

TO James R. Adams

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IDENTIF. REFERENCE

JUN 7 10 02 AM '78

FELIX A. WILLIAMS, REGISTER
DAVIDSON COUNTY, TENN.

Ret'd Bayl

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

JUN-7 78	CONV	43,000.00		
JUN-7 78	S'TAX		B* 111.80	
JUN-7 78	PR'FEE		B* .50	
JUN-7 78	W'DEED		B* 4.00	* 116.30