This instrument was prepared by Milton W. Smith, Jr., Attorney at Law, 3815 Cleghorn Avenue, Nashville, TN 37215.

WARRANTY DEED BOOK 5303 PAGE 406

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Quentin L. Quigley et ux	Commerce Union Bank	Map 142-10
(NAME)	(NAME)	
530 Westward Winds Dr.		Parcel 11
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN		9D-24636
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ----------($10.00)---------- Dollars,

cash in hand paid by the said Grantees hereinafter named, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the said Grantees of the unpaid balance of an indebtedness payable to Commerce Union Bank; and secured by a deed of trust executed by Roy P. Carter and wife, Gail R. Carter of record in Book 4915, page 417, Register's Office for Davidson County, Tennessee; which said unpaid balance the said Grantees hereby agree to assume and promises to pay;

Roy P. Carter, hereinafter called the Grantor has ~~have~~ this day bargained and sold, and do hereby transfer and convey unto the said Quentin L. Quigley and wife, Debra G. Quigley, herein called the Grantees, their ~~successors~~ heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 64 on the Plan of Westward Winds of record in Book 3700, page 32, Register's Office for said County.

Said Lot No. 64 fronts 71.59 feet on the northerly margin of Westward Winds Drive, and extends back 145.3 feet on the easterly line and 178.9 feet on the westerly line to a dead line in the rear, measuring 106.6 feet thereon.

Being the same property conveyed to Roy P. Carter and wife, Gail R. Carter by deed from Walter D. Fulton and wife, Ruth B. Fulton of record in Book 4915, page 415, said Register's Office, and now is vested in Roy P. Carter by Divorce Decree of record in Book _____, Page_____, Register's Office.

This conveyance is made subject to restrictive covenants of record in Book 3944, page 377; setback lines easements and other such limitations as shown on the Plan of record in Book 3700, page 32; said Register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 41,250.00

Subscribed and sworn to before me, this the 16th day of June 19 78

My commission expires: April 18 1982 (Affix Seal)

Affiant Quentin L. Quigley

Notary Public June D. McKee

NOTARY PUBLIC DAVIDSON COUNTY

This is unimproved ( ) improved (X) property, known as 530 Westward Winds Dr., Nashville, TN (House Number) (Street) P. O. Address: City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said grantees, their ~~successors~~ heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except stated herein.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, their ~~successors~~ heirs and assigns, against the lawful claims of all persons.

Witness my hand this 16th day of June, 19 78 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Roy P. Carter

ROY P. CARTER

BOOK 5303 PAGE 407

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Roy P. Carter

the within named 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, *this* 16th *day of* June, *19* 78.

JUDIE D. McKINNEY NOTARY PUBLIC DAVIDSON COUNTY, TENN.

June D McKinney *Notary Public*

Commission expires April 18, 1982

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 .....

JUN 26 78	CONV	41,250.00			
JUN 26 78	S'TAX		B*	107.12	
JUN 26 78	PR'FEE		B*	.50	
JUN 26 78	W'DEED		B*	4.00	* 111.62

WARRANTY DEED

FROM
ROY P. CARTER
TO
QUENTIN L. QUIGLEY ET UX

E 73249

IDENTIFICATION REFERENCE

JUN 26 3 12 PM '78

FELIX [illegible] REGISTER
DAVIDSON [illegible]

Compliments of
Madison Title Company
Greenhills Office
Phone 298-2661 3815 Cleghorn Ave.
NASHVILLE, TENN. 37215
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

Mail to McKinney & Co.
608 West Due Drive
Nashville, Tenn 37204