WARRANTY DEED

BOOK 5310 PAGE 789

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 46777

+Henry P. Dixon
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10 DAY OF July, 19 78

Notary Public

MY COMMISSION EXPIRES: 11-12-80

(AFFIX SEAL)

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Henry P. Dixon (NAME)	Commerce Union Bank (NAME)	6.4-12
4796 Cascade Drive (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	Par 157
Old Hickory, TN. 37138 (CITY) (STATE) (P. O. ZIP)	Nashville TN. 37239 (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, Marshall Douglas Bryan and wife, Debbie S. Bryan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Henry P. Dixon and wife, Joyce G. Dixon

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:

Being Lot No. 285 on the Plan of Sherwood Forest, Section 4, which is of record in Plat Book 4460, pages 182 and 183, Register's Office for Daivdson County, Tennessee.

Being the same property conveyed to Marshall Douglas Bryan and wife, Debbie S. Bryan by deed from Robert S. Paisley and wife, E. Darlene Paisley, as of record in Book 5784, page 438, said Register's Office.

The Grantees herein assume and promise to pay an obligation evidenced by an instrument of record in Book 5184, page 440, said Register's Office.

The escrow account as it relates to this property is hereby transferred to the Grantees, as is the hazard insurance.

This conveyance is made subject to any and all restrictions and easements of record, or which a visual inspection of the property would reveal.

This is unimproved ( ) improved (X) property, known as 4796 Cascade Drive, Old Hickory, Tennessee 37318
(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 our hands this 10th day of July, 19 78

Marshall Douglas Bryan

Debbie S. Bryan

BOOK 5310 PAGE 790

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Marshall Douglas Bryan and wife, Debbie S. Bryan

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
day of July, 19 78

Notary Public

Commission Expires APRIL 30, 1980

STATE OF
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 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 official seal at office at
on this the day of , 19

Notary Public

My commission expires

E 7.6503

IDENTIF. REFERENCE

JUL 13 2 01 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUL 13 78	CONV	46,777.00		
JUL 13 78	S'TAX		B* 121.66	
JUL 13 78	PR'FEE		B* .50	
JUL 13 78	W'DEED		B* 4.00	* 126.18

WARRANTY DEED

FROM Marshall Douglas Bryan et ux

TO Henry P. Dixon et ux

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seizin

Compliments of
Title Associates, Inc.
REPRESENTING
US LIFE TITLE INSURANCE
Company of New York

Mail to:
P. O. Box 2277