FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 120,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12TH DAY OF JULY, 19 78

Notary Public

MY COMMISSION EXPIRES: 9-8-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS, WEEMS & SPICER, ATTYS.
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steven J. Mason (NAME)	Commerce Union Bank (NAME)	
704 Lynnwood Blvd. (STREET ADDRESS OR ROUTE NUMBER)	1 Commerce Pl. Real Estate Div. (STREET ADDRESS)	~~130 7 84~~
Nashville, TN 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn 37239 (CITY) (STATE) (ZIP)	~~DN01305~~

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, Amanda F. McCann, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steven J. Mason et ux Linda L. Mason

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 part of Lot Nos. 207 and 208 on the Plan of Royal Oaks Land Company's Subdivision of the Baker Tract, of record in Book 421, Pages 102 and 103, Register's Office for said County, described according to a survey by John B. Kohl, III, Tennessee Registered Surveyor No. 100, dated June 13, 1978, as follows:

Beginning at a point in Lot No. 207 on the easterly margin of Lynnwood (Lynwood) Boulevard at the southwesterly corner of the property conveyed to Harrison H. Shoulders, Jr., et ux, by deed from Matthew B. Pilcher et ux, of record in Book 5304, Page 95, said Register's Office, thence, with Shoulders' southerly property line, eastwardly 301 feet, more or less (called 303 feet, more or less, in previous conveyances) to a point at Shoulders' southeasterly property corner on the easterly line of Lot No. 207; thence, passing the common rear corner of Lots Nos. 207 and 208 at 135 feet, southwardly 180

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

*feet, more or less, to a point on the easterly line of Lot No. 208 at the northeasterly corner of the property conveyed to Millard D. Tomlin, Sr., et ux, by deed from J. K. Goode, et ux, of record in Book 2042, Page 206, said Register's Office; thence, with Tomlin's northerly property line, westwardly 324.3 feet, more or less, to a point in Lot No. 208 on the easterly margin of Lynnwood Boulevard; thence, with the easterly margin of Lynnwood Boulevard, passing the common front corner of Lots Nos. 207 and 208 at 25 feet, northwardly *

This is unimproved ( ) improved (X) property, known as 704 (House Number) Lynnwood Blvd. (Street) Nashville, TN 37205 (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 12TH day of JULY, 1978

Amanda F. McCann

Amanda F. McCann

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Amanda F. McCann

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 12TH day of JULY 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 Amanda F. McCann

TO Steven J. Mason

E. 7. 6 6 5. 6.

IDENTIF. REFERENCE

JUL 14 9 35 AM '78

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

WILKINS, ADAMS, WEEMS & SPICER
ATTORNEYS AT LAW
1100 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

*160 feet, more or less, to the point of beginning.

Being the same property conveyed to Early M. McCann and wife, Amanda F. McCann by three deeds from Royal Oaks Land Company, of record in Book 1181, Page 184, Book 1555, Pages 243 and 246, all in said Register's Office. The said Early M. McCann has since died.

JUL 14 78	CONV	90,000.00	120,000.00		
JUL 14 78	CONV	20,000.00			
JUL 14 78	S'TAX	10,000.00	B*	312.00	
JUL 14 78	PR'FEE		B*	.50	
JUL 14 78	W'DEED		B*	4.00	* 316.50