WARRANTY DEED

TO
CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

FROM GARY C. BRELAND AND WIFE, BARBARA M. BRELAND

ADDRESS NEW OWNER(S) AS FOLLOWS:	ARTHUR EUGENE CERNT AND WIFE, CATHY JANE CERNT 613 Lake Terrace Drive Nashville, Tennessee 37217 BOOK 5315 PAGE 686
SEND TAX BILLS TO:	COMMERCE UNION BANK P.O. Box 2546 Nashville, Tennessee 37219
PREPARED BY:	CLYDE PAUL HOLLAND, ATTORNEY 2016 Parkway Towers Nashville, Tennessee 37219
MAP-PARCEL NOS:	136-14 68

{STATE OF TENNESSEE COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,502.91 Affiant Arthur Eugene Cernt

SUBSCRIBED AND SWORN TO BEFORE ME THIS 19th day of July, 1978

NOTARY PUBLIC

COMMISSION EXPIRES 3-7-81

AFFIX SEAL

FOR AND and IN CONSIDERATION OF the sum of ---------- TEN DOLLARS ----------

---------- ($10.00) ---------- DOLLARS

Cash in hand paid by Arthur Eugene Cernt and wife, Cathy Jane Cernt, and other good and valuable considerations, receipt of which is hereby acknowledged, and the agreement by the said Arthur Eugene Cernt and wife, Cathy Jane Cernt to assume and agree to pay the unpaid balance of a loan with Commerce Union Bank in the original principal amount of $40,400.00, secured by a deed of trust of record in Book 5022, page 269, Register's Office for Davidson County, Tennessee, payable in conformity with the terms and conditions stated therein.

GARY C. BRELAND AND WIFE, BARBARA M. BRELAND,
GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said

ARTHUR EUGENE CERNT AND WIFE, CATHY JANE CERNT, GRANTEES

THEIR their (his, her, its) heirs, successors 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. 146 on the Plan of Castlegate, Section 1, of record in Plan Book 4460, page 115, Register's Office for said County.

Said Lot No. 146 fronts 81.77 feet on the westerly margin of Lake Terrace Drive and extends back 257.15 feet on the northerly line, which is a broken line, and 216.39 feet on the southerly line to an dead line in the rear measuring 120.75 feet thereon.

Being the same property conveyed to Gary C. Breland and wife, Barbara M. Breland by deed from K & W, Inc., of record in Book 5022, page 267, Register's Office for Davidson County, Tennessee.

JUL 25 80	CONV	57,502.91			
JUL 25 80	S'TAX		B*	149.50	
JUL 25 80	PR'FEE		B*	.50	
JUL 25 80	W'DEED		B*	4.00	* 154.00

unimproved ( )

This is improved (X) property, known as 613 Lake Terrace Drive, Nashville, Tennessee, 37217
Number Street City State 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, successors 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 except of record.

AND WE, GRANTORS do(es) 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 successors and assigns against the lawful claims of all persons whomsoever.

WITNESS our hand s this 19th day of July, 1978

Gary C. Breland
GARY C. BRELAND

Barbara M. Breland
BARBARA M. BRELAND

{STATE OF TENNESSEE; COUNTY OF DAVIDSON} (Individual Acknowledgment)

Personally appeard before me, the undersigned, a Notery Public in and for said County and State, the within named

GARY C. BRELAND AND WIFE, BARBARA M. BRELAND

the bargainer(s), with whom I am personally acquainted, and acknowledged that they (he, she) executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee
City State

this 19 day of July 19 78

8-18-81
Comission Expires

Notary Public

(AFFIX SEAL)

{STATE OF ; COUNTY OF } (Corporate Acknowledgment)

Before me, the undersigned, 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 (Title) of the , a corporation, the within named bargainer, and that he as such (Title) being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as (Title)

WITNESS my hand and seal, at office in CITY: STATE:

this day of 19

Commission Expires

Notary Public

(AFFIX SEAL)

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Jun 25 1 52 PM '78

IDENTIF. REFERENCE

E 7873