BOOK 5325 PAGE 394

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 2,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF August 19 78

Notary Public

MY COMMISSION EXPIRES: 11-6-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ALAN L. SATURN, Esq. 20th Floor, First American Center, Nashville, Tenn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J. C. WINGARD, et ux (NAME)	Commerce Union Bank (NAME)	118-9
1016 Clifton Lane (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	13
Nashville, Tenn. 37204 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37239 (CITY) (STATE) (ZIP)	16DA 6005

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, I, GRACE D. HICKERSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. C. WINGARD and wife, ANNE RILEY WINGARD

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 the 7th Civil District of Davidson County, Tennessee, being part of Lot No. 10 on the Plan of O.F. Noel's Subdivision called "Noelton" not of record, described as follows:

BEGINNING on the northerly margin of Clifton Lane, formerly 4th Avenue, at the southeast corner of the property conveyed to Albert Fletcher Harman and wife, by deed from Caliasta B. Manthey, of record in Book 1372, page 672, Register's Office for said County; thence with said Harman's easterly line northwardly 200 feet to the southerly boundary line of a subdivision of parts of Blocks 10 and 11 on the plan of Noelton, not of record; thence with said boundary line; eastwardly 128 feet to the northwest corner of the property conveyed to Walter C. Tanksley by deed from Albert W. Hutchison and wife, of record in Book 682, page 549, said Register's Office; thence with said Tanksley's westerly line southwardly 202 feet to the northerly margin of Clifton Lane; thence with same westwardly 128 feet to the beginning.

BEING the same property conveyed to Grace D. Hickerson by deed from Faulkner Hickerson of record in Book 5082, page 336, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1016 Clifton Lane, Nashville, Tennessee 37204
(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 my hand this 2nd day of August, 19 78

Grace D. Hickerson

GRACE D. HICKERSON

STATE OF TENNESSEE
Davidson County

BOOK 5325 PAGE 395

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named GRACE D. HICKERSON

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 2nd day of August 1978

Commission expires 11-6-79

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
GRACE D. HICKERSON

TO
J. C. WINGARD, et ux

JEANNE RILEY WINGARD

AUG 15 78 RELEASE FILE BOX "H"

AUG 15 78 CONV

AUG 15 78 W'DEED

E 82952

IDENTIF. REFERENCE

AUG 15 3 22 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

69,500.00

B* 180.70
B* .50
B* 4.00 * 185.20

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.