WARRANTY DEED

BOOK 5334 PAGE 730

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Benjamin L. Harbin	Commerce Union Bank	Map 161-3
(NAME)	(NAME)	
5124 Manorwood Court	1 Commerce Pl. Real Estate Div.	Par. 94
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37211	Nashville, Tenn. 37239	6DU-62546
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 5189, page 116, Register's Office for Davidson County, Tennessee.

We, Jimmie D. Forsythe and wife, Peggy R. Forsythe

have this day bargained and sold, and do hereby transfer and convey unto the said

Benjamin L. Harbin, his

~~XXXXX~~ *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 17 on the plan of McMurray Meadows, Section Two, of record in Book 4955, page 58, Register's Office for Davidson County, Tennessee.

Said Lot No. 17 fronts 43.81 feet on the northerly margin of Manorwood Court and extends back 127.84 feet on the easterly line and 113.48 feet on the westerly line to a broken line in the rear, measuring 131.0 feet thereon.

Being the same property conveyed to Jimmie D. Forsythe and wife, Peggy R. Forsythe by deed from W. L. Bainbridge, III and wife, Josephine G. Bainbridge of record in Book 5189, page 114, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 37,500.00

Subscribed and sworn to before me, this the 30th day of August 19 78

Affiant: Benjamin L. Harbin

My commission expires: 4-13-82 (Affix Seal)

Notary Public: Jack B. Smith

This is (unimproved) (XX) improved property, known as 5124 Manorwood Court (House Number) (Street) Nashville (City or Town) P. O. Address: 37211

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Benjamin L. Harbin, his

~~XXXXXX~~

heirs and assigns forever. We *covenant that* we are *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 as noted above.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Benjamin L. Harbin, his

~~XXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our hand s *this* 30th *day of* August, 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.*

Jimmie D. Forsythe

Peggy R. Forsythe

This Instrument Was Prepared By

Phillip Saindon

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 5334 PAGE 731

Personally appeared before me, Jim B. Smith, *a Notary Public in and for said County and State,* Jimmie D. Forsythe [redacted], *the within named bargainor*, *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* 30 *day of* August, *19*78.

Jim B Smith *Notary Public*

Commission expires 4-18-82

STATE OF TENNESSEE
COUNTY OF SHELBY

Personally appeared before me, TERRY MELVIN, a Notary Public in and for said County and State PEGGY R. FORSYTHE the within named 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 BARTLETT, Tennessee, this 31ST day of AUGUST, 1978.

Terry Mel
Notary Public

Commission expires _____.

SEP-7[redacted]	CONV	37,500.00			
SEP-7[redacted] S'TAX			B*	97.50	
SEP-7[redacted] PR'FEE			B*	.50	
SEP-7[redacted]	W'DEED		B*	4.00	* 102.00

WARRANTY DEED

FROM
JIMMIE D. FORSYTHE, ET UX

TO
BENJAMIN L. HARBIN

Mail
JIM SMITH REALTORS
783 OLD HICKORY BLVD., SUITE 200 A
BRENTWOOD, TENNESSEE 37027
(615) 373-1250

E 87225

IDENTIF. REFERENCE

SEP 7 8 46 AM '78

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

PEDIGO & SAINDON