FORM NO. WD-1

BOOK 5340 PAGE 49

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19 DAY OF September, 1978.

Notary Public

MY COMMISSION EXPIRES: 7-1-82

(AFFIX SEAL)

Law Offices: Saperstein & Schlanger, P. C., Suite 1001, 210 25th Ave. N., Nashville, TN 37203
NAME ADDRESS

THIS INSTRUMENT WAS PREPARED BY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James B. Shearon (NAME)	Commerce Union Bank (NAME)	Map: 90-12
6409 Edsel (STREET ADDRESS OR ROUTE NUMBER)	P O Box 2546 (STREET ADDRESS)	Parcel: 99
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, TN. 37219 (CITY) (STATE) (ZIP)	08DA 31805

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, Monica Ann Barr and Verne T. Odermann

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James B. Shearon and wife, Mary Ruth Shearon

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 Lot No. 243 on the Map of Charlotte Park, Section IV, as of record in Book 2663, Page 71, Register's Office for said County, more particularly described as follows:

Beginning at a point in the southwesterly margin of Edsel Drive, common corner of Lots Nos. 242 and 243; thence southwesterly, along the line between said two lots, 116.6 feet to the common rear corner of Lots Nos. 242, 243, and 244; thence southeasterly, with the line between Lots Nos. 243 and 244, 119.0 feet to a point in the northwesterly margin of Foundry Drive; thence northeasterly with the margin of said Drive, 95.2 feet to a concrete monument; thence around a curve, northerly 40.2 feet to a point in the southwesterly margin of Edsel Drive; thence with said Drive, northwesterly 95.3 feet to the point of beginning.

Being the same property conveyed to Monica Ann Barr by deed from Larry J. Adkins and wife, Linda A. Adkins, of record in Book 4914, Page 105, Register's Office for Davidson County, Tennessee. Further, being the same property conveyed to Monica Ann Barr and Verne T. Odermann as tenants in common by Monica Ann Barr through Eleanor T. Mead, Trustee, as of record in Book 5073, Page 975, said Register's Office.

Grantees assume 1978 real property taxes.

This conveyance is subject to all easements and restrictive covenants of record.

Grantees assume balance of mortgage to Commerce Union Bank as of record in Book 4914, Page 107, said Register's Office.

This is unimproved ( ) improved (X) property, known as 6409 Edsel Drive (House Number) (Street), Nashville, Tennessee 37209 (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 hand s this 19TH day of SEPTEMBER, 19 78

Verne T Odermann Monica A Barr

BOOK 5340 PAGE 50

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Monica Ann Barr and Verne T. Odermann

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 19 day of September, 19 78

Commission expires 7-18-82

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

Monica Ann Barr and

Verne T. Odermann

TO

James B. Shearon and wife,

Mary Ruth Shearon

E 89663

IDENTIF. REFERENCE

SEP 20 11 13 AM '78

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

SEP 20 78	CONV	44,500.00			
SEP 20 78	S'TAX		B*	115.70	
SEP 20 78	PR'FEE		B*	.50	
SEP 20 78	W'DEED		B*	4.00	* 120.20