LIMITED WARRANTY DEED

BOOK 5343 PAGE 325

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel No.
Douglas D. Crips, and wife Rt. 1 Couchville Pike Hermitage, Tennessee 37076	Same	Map 138; parcel 19

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This Instrument Was Prepared By:
DEARBORN & EWING, Attorneys
Suite 1200
One Commerce Place
Nashville, Tennessee 37219

The actual consideration for this transfer is $43,000.00

James L. Robinson
Affiant

Subscribed and sworn to before me, this the 8 day of Sept, 1978.

Notary Public

My Commission Expires: 8-8-82

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, Commerce Union Bank, a Tennessee banking corporation, hereinafter called the "Grantor", has bargained and sold, and by these presents does transfer and convey unto Douglas D. Crips and wife, Glenda M. Crips, their successors and assigns, the following described land in Davidson County, Tennessee, to wit:

(SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED BY REFERENCE AS FULLY AS THOUGH COPIED HEREIN.)

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 successors and assigns, forever, and Grantor does covenant with the said Grantees that it is lawfully seized and possessed of said land in fee simple and has a good right to convey it, and Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said land to the said Grantees, their successors and assigns, against the lawful claims of all persons whomsoever.

All warranties of Grantor herein contained are expressly limited to that period of time after which such entity acquired title to the hereinafter described property.

IN WITNESS WHEREOF, the said Grantor has caused this instrument to be executed by its duly authorized officers, this 8th day of September, 1978.

COMMERCE UNION BANK

ATTEST

BY: James L. Robinson

EXHIBIT A

D E S C R I P T I O N

Land in the 4th Civil District of Davidson County, Tennessee, and being more particularly described according to a survey dated November 11, 1977 by Bruce Rainey and Associates as follows:

Beginning at an iron pin in the northerly margin of Couchville Pike, said iron pin being 206 feet plus or minus from the intersection of South Mt. Juliet Road and said Couchville Pike, thence leaving said Couchville Pike, north 0° 29' 08" west, 318.06 feet to an iron pin; thence south 87° 32' 47" east 1,080.76 feet to an iron pin thence south 3° 40' 19" west 453.94 feet to an iron pin in the northerly margin of Couchville Pike; thence with the northerly margin of said Couchville Pike, north 62° 36' 02" west 130.27 feet to a point; thence north 66° 21' 42" west 102.03 feet to a point; thence north 70° 50' 25" west 72.54 feet to an iron pin; thence north 80° 53' 88" west 130.59 feet to an iron pin; thence north 86° 47' 52" west 642.42 feet to an iron pin, being the point of beginning, containing 8.4 acres more or less.

Being the same property conveyed to Commerce Union Bank by deed from Willie B. Bizzell and William B. Bizzell, Jr. of record in Book 4796, page 1, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE)

COUNTY OF)

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Before me, Louie M Duke, a Notary Public in and for the County and State aforesaid, personally appeared James L Robinson, with whom I am personally acquainted, and who upon oath acknowledged himself to be Senior Vice Pres. of _____, the within named bargainor, a corporation, and that he as such Senior V.P., being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by James L Robinson as Sen. V.P..

Witness my hand and seal, at office in Nashville, Tennessee, this the 8 day of Sept, 1978.

Louie M Duke

NOTARY PUBLIC

My Commission Expires: 8-1-81

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IDENTIF. REFERENCE

SEP 28 9 47 AM '78

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TENN.

SEP 28 78	CONV	43,000.00			
SEP 28 78	S'TAX		B*	111.80	
SEP 28 78	PR'FEE		B*	.50	
SEP 28 78	W'DEED		B*	6.00	* 118.30