STATE OF TENNESSEE
COUNTY OF Davidson } BOOK 5373 PAGE 347

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 19,500.00

Margaret Noel
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7TH DAY OF DECEMBER 19 78

Notary Public

MY COMMISSION EXPIRES: 1-3-79

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, 300 JAMES ROBERTSON PARKWAY, NASHVILLE, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Margaret Noel (NAME)	Commerce Union Bank (NAME)	105-9
924 Acklen Ave. (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	387
Nashville, TN 37203 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37239 (CITY) (STATE) (ZIP)	16W 16640

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, Ewell Brown

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Margaret Noel and Marcia N. Reece

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:

Being Lot No. 33 on the Plan of Waverly Land Company's Subdivision, as of record in Bock 57, page 95, Register's Office for Davidson County, Tennessee.

Beginning at a point in the north margin of Acklen Ave., 100 feet east of the easterly margin of 10th Ave. South; thence northerly 225 feet to a point in the south margin of an alley; thence easterly 36 feet 3-3/4 inches to a point, which is 36 feet 3-3/4 inches west of the corner of Lot No. 32 and 33; thence southerlry 225 feet to the north margin of Acklen Ave.; thence with the margin of the same, west 50 feet to the point of beginning.

Being the same property conveyed to Lutishia Hawkins by deed from David D. Adams and wife, Irene Adams, in Bock 3398, page 383, said Lutishia Hawkins having since died intestate leaving Nannie Brown, as daughter her sole next-of-kin, said Nannie Brown having since died intestate leaving her spouse C. Ewell Brown and no children, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing restrictions and easements of record.

This is improved (X) unimproved ( ) property, known as 924 Acklen Ave. Nashville, TN 37203
(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 7TH day of DECEMBER, 19 78

X Ewell Brown

E Well Brown

STATE OF TENNESSEE }
County of Davidson }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~Ewell Brown~~

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 7TH day of DECEMBER 1978

Commission expires 11-6-79

Notary Public

STATE OF TENNESSEE }

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

F 0 4 3 8 2

WARRANTY DEED

FROM
Ewell Brown

TO
Margaret Noel

IDENTIF. REFERENCE

DEC 11 9 34 AM '78

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

Return to:
LAWYER'S ESCROW SERVICE
300 JAMES ROBERTSON PARKWAY
NASHVILLE, TENNESSEE 37201

DEC 11 78	CONV	19,500.00			
DEC 11 78	S'TAX		B*	50.70	
DEC 11 78	PR'FEE		B*	.50	
DEC 11 78	W'DEED		B*	4.00	* 55.20