1174 02/05 105.12- CHECK

WARRANTY DEED

BOOK 5392 PAGE 249

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $38706-

x Tracey Trumpho
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2 DAY OF Feb. 1979

Helen V. Traber
Notary Public

MY COMMISSION EXPIRES: 11-12-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM G. TRABER, ATTORNEY, 107 DONELSON PIKE, NASHVILLE, TENNESSEE 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES W. GAITHER, JR. (NAME)	COMMERCE UNION BANK (NAME)	4D 61053
5006 BONNASIDE DRIVE (STREET ADDRESS OR ROUTE NUMBER)	ONE COMMERCE PLACE (STREET ADDRESS)	MAP 65-13
HERMITAGE, TN. 37076 (CITY) (STATE) (P. O. ZIP)	NASHVILLE, TENNESSEE 37239 (CITY) (STATE) (ZIP)	PARCEL 97

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, CHARLES E. HERRING AND WIFE, HELEN K. HERRING

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES W. GAITHER, JR. AND WIFE, CHARLENE C. GAITHER

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. 472 ON THE PLAN OF SHERWOOD FOREST, SECTION 5, AS OF RECORD IN BOOK 4660, PAGE 190, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, MORE DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE EASTERLY MARGIN OF KILIMANJARO DRIVE, SAID POINT BEING 352.29 FEET SOUTH OF A CONCRETE MONUMENT AT THE BEGINNING OF A CURVE AT THE INTERSECTION OF KILIMANJARO DRIVE AND SHSHONE DRIVE; THENCE IN A EASTERLY DIRECTION 131.34 FEET TO A POINT, SAID POINT BEING IN WILSON COUNTY; THENCE IN A SOUTHEASTERLY DIRECTION 22.15 FEET TO A CONCRETE MONUMENT; THENCE CONTINUING SOUTHEASTERLY 101.83 FEET TO A CONCRETE MONUMENT; THENCE IN A WESTERLY DIRECTION 156.28 FEET TO A POINT IN THE EASTERLY MARGIN OF KILIMANJARO DRIVE; THENCE NORTH WITH SAID DRIVE 80.0 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO CHARLES E. HERRING AND WIFE, HELEN K. HERRING BY DEED FROM HERMITAGE CONSTRUCTION COMPANY, INC. AS OF RECORD IN BOOK 5126, PAGE 706, SAID REGISTER'S OFFICE.

FOR AND IN CONSIDERATION OF TEN DOLLARS ($10.00) CASH IN HAND PAID, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, AND OTHER GOOD AND VALUABLE CONSIDERATION, A PART OF WHICH IS THE ASSUMPTION OF ONE CERTAIN TRUST DEED DATED MARCH 18, 1977 AND FILED FOR RECORD IN THE OFFICE OF THE RECORDER OF DEEDS OF DAVIDSON COUNTY, TENNESSEE IN BOOK 5126, PAGE 708, AND NOTE OF EVEN DATE THEREBY SECURED, IN THE ORIGI-AL PRINCIPAL AMOUNT OF $32,300.00 PAYABLE TO COMMERCE UNION BANK, WHICH DEBT THE GRANTEE HEREIN ASSUMES AND AGREES TO PAY AS PART PAYMENT OF THE PURCHASE PRICE.*

This is unimproved ( ) improved (X) property, known as 4916 KILIMANJARO DRIVE, OLD HICKORY, TENNESSEE 37138
(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 OUR hand S this 2 day of FEBRUARY, 19 79

Charles E Herring
CHARLES E. HERRING

Helen K Herring
HELEN K. HERRING

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 CHARLES E. HERRING AND WIFE, HELEN K. HERRING

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 8 day of FEBRUARY, 1979

Commission Expires 11-12-80

Notary Public.

STATE OF
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 purpose 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

* THE GRANTEE FURTHER HEREBY ASSUMES THE OBLIGATIONS OF THE GRANTORS UNDER THE TERMS OF THE INSTRUMENTS CREATING THE LOAN TO INDMENIFY THE VETERANS ADMINISTRATION TO THE EXTENT OF ANY CLAIM PAYMENT ARISING FROM THE GUARANTY OR INSURANCE OF THE INDEBTEDNESS ABOVE MENTIONED.

THE ESCROW ACCOUNT AS IT RELATES TO THIS PROPERTY IS HEREBY TRANSFERRED TO THE GRANTEES, AS IS THE HAZARD INSURANCE, EXCEPT THAT THE EXISTING ESCROW OVERAGE IS TO BE REFUNDED TO THE GRANTORS BY THE MORTGAGEE.

DEED OF RECORD IN BOOK 5126, PAGE 706, READS "SECTION 2" IT IS HEREBY CORRECTED TO SHOW THE PROPER DESIGNATION "SECTION 5".

F. 1. 2. 7. 2. 7.

IDENTIF. REFERENCE

FEB 5 10 13 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
CHARLES E. HERRING ET UX

TO
JAMES W. GAITHER, JR. ET UX

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seisin

Compliments of
Title Associates, Inc.
REPRESENTING
US-LIFE TITLE INSURANCE
Company of New York

Nashville, Tenn. 37211