FILE BOX 3

9362 03/19 141.00- CHECK

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5406 PAGE 957

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13TH DAY OF DEC, 19 76

Notary Public

MY COMMISSION EXPIRES: 5-23-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY, 1102 KERMIT DRIVE, #203, NASHVILLE, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephen L. Pate (NAME)	Commerce Union Bank (NAME)	MAP 156-2
605 Footpath Terrace (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	PARCEL 112
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37239 (CITY) (STATE) (ZIP)	9D-61178

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, C & S Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stephen L. Pate and Betty K. Pate, joint tenants with right of survivorship

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. 612 on the plan of Harpeth Woods Section of Harpeth Valley Park, of record in Book 4600, Page 111, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING part of the same property conveyed to C & S Builders, Inc. by deed from Roy Shainberg, Reynold Bubis and Edward T. Colostein, Trustees of record in Deed Book 5296, Page 142, Register's Office for said County.

This conveyance is subject to restrictive covenants of record in Book 5051, Page 92, and Book 5197, Page 123, and Book 5228, Page 716, Register's Office for said County.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights of way for public utilities.

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

unimproved ( )
This is improved (XX) property, known as 605 Footpath Terrace (House Number) (Street) Nashville, TN 37221 (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 13th day of DEC, 19 76

C & S Builders, Inc by:
David V. Yoffee - Exec. Vice Pres.

C & S Builders, Inc. by:
Kenneth Lyons-Sec. Treasurer

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor_____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19 _____

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared David V. Yoffee and Kenneth Lyons (his/her oath) (himself/herself) with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Exec. Vice President and Secretary-Treasurer respectively of the C & S Builders, Inc. the within named bargainor, and corporation, and that (he) as such Exec. Vice President (they) and Secretary-Treasurer, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said David V. Yoffee as such Exec. Vice President, and attesting the same by the said Kenneth Lyons as such Secretary-Treasurer

Witness my hand and official seal at office at Nashville on this the 13th day of MARCH, 19 79

My commission expires 2-23-80

_____
Notary Public

WARRANTY DEED

FROM

C & S Builders, Inc.

TO

Stephen L. Fate

F. 1 9 0 0 9

T
IDENTIF. REFERENCE

MAR 19 9 39 AM '79

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

Edward Seldon
Attorney-at-Law
1102 KERMIT DRIVE, SUITE 203
NASHVILLE, TENNESSEE 37217

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5406 PAGE 959

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

52500.00- CAMT.
136.50 CSTAX
.50 PRFEE
4.00 WDEED
CHECK 141.00-
9362A03/19/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. I. 9 0 0 9

IDENTIF. REFERENCE

MAR 19 9 39 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 67934