Send to: John W. Napier
P.O. Box 2168
Nashville, Tn
37219

BOOK 5411 PAGE 258

LIMITED**
WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Zoltan J. Bokor	Same	160-168
(NAME)	(NAME)	OH 16938
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, COMMERCE UNION BANK, a Tennessee banking corporation,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ZOLTAN J. BOKOR

HEREINAFTER CALLED THE GRANTEES, ~~THEIR~~ his 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 Re-Subdivision of Lot No. 33 and the Reserved Parcel A of Bokor Heights, Section 4, of record in Book 4660, page 153, Register's Office for Davidson County, Tennessee, described as follows, to-wit:

Said Lot No. 33 commences at a point on the southerly margin of East Hillview Drive, the common front corner of Lots Nos. 33 and 37; thence South 42° 26' 25" East 225.20 feet to a point; thence South 89° 57' 26" East, 182.74 feet to a point; thence South 2° 45' West, 285.0 feet to a point; thence North 87° 59' West, 210.0 feet to a point; thence North 44° 22' 40" West, 303.89 feet to a point; thence North 87° 53' West 60.0 feet to a point in the easterly margin of Hillview Drive; thence with said margin of Hillview Drive with a curve to the left having a radius of 222.0 feet, 80.0 feet to a point; thence North 18° 32' West, 22.0 feet to a point, the beginning of a curve to the right; thence around said curve in a northeasterly direction, said curve having a radius of 25 feet, 39.27 feet to a point in the southerly margin of East Hillview Drive; thence with said margin of East Hillview Drive, 191.06 feet to the point of beginning.

Being the same property conveyed to Commerce Union Bank by Trustee's Deed from William N. Dearborn, Trustee, of record in Book 5380, page 59, said Register's Office.

**All warranties of Commerce Union Bank herein contained are expressly limited to that period of time after which Commerce Union Bank acquired title to the herein described property.

1741 [illegible] CHECK

unimproved ( )
This is improved ( ) property, known as
(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~~ his 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 successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, ~~their~~ his 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 hands this 28th day of March, 1979

COMMERCE UNION BANK

By: [signature] V.P.
Jack H. Jennings, Vice Pres.

ATTEST: By: Joseph M. Watts
Joseph M. Watts, Asst. V.P.

STATE OF _____)

COUNTY OF _____)

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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 _____, this ____ day of _____, 19__.

Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, Loena D. Mendes, a Notary Public within and for the State and County aforesaid, personally appeared Joseph M. Watts and Jack H. Jennings, with whom I am personally acquainted and who upon ~~this oath~~, their several oaths) acknowledged (himself, themselves) to be the Asst. V.P. and Vice President respectively of the Commerce Union Bank the within named bargainor, a corporation, and that (he, they) as such Asst.V.P. and Vice President, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Jack H. Jennings as such V.P., and attesting the same by the said Joseph M. Watts as such Asst. Vice President.

WITNESS my hand and official seal at office at Nashville, Tennessee, on this 28 day of March, 19 79

My Commission Expires: 10-17-82

Loena D. Mendes
Notary Public

LOENA D. MENDES NOTARY PUBLIC DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

TO

F. 2 0 7 8 7

IDENTIF. REFERENCE

MAR 29 10 22 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

RETURN TO: Dearborn & Ewing ATTORNEYS NASHVILLE, TENN.

STATE OF Tennessee)

COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this conveyance is $ $35,000.00

John W. Wagster

Subscribed and sworn to before me this 28th day of March, 19 79.

My Commission Expires: 10-18-81

Notary Public

PIGG NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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

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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
			35000.00- CO	
			91.00 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	95.50-
1741	A	03/29/79	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 2 0 7. 8. 7.

IDENTIF. REFERENCE

MAR 29 10 22 AM '79

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 673229