1975 [illegible]

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STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $45,900.00

Rebecca A. Eberle
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 26th DAY OF July 1979

Notary Public

MY COMMISSION EXPIRES: 1-21-81

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, SUITE 100, 325 PLUS PARK BLVD., NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rebecca A. Eberle (NAME)	Commerce Union Bank (NAME)	Map 86-11,Grp. B
601 Rockwood Drive (STREET ADDRESS OR ROUTE NUMBER)	800 Main Street, P.O. Box 2546 (STREET ADDRESS)	Parcel 20
Nashville, TN (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	4D 89042

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, Bob A. Foster and wife, Vivian G. Foster

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rebecca A. Eberle

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:

A CERTAIN condominium apartment in Davidson County, Tennessee, described as follows: Unit No. 1, Building No. 6 in Raintree Village, (a condominium), created under Chapter 27, Title 64, of the Tennessee Code Annotated, and as established by a Master Deed of record in Book 4753, Page 140, Register's Office for Davidson County, Tennessee, as amended by a Deed of Amendment of record in Book 4980, Page 378, said Register's Office, and as shown on the revised plat of Hermitage Woods Condominium Apartments, Phase II and II-A, of record in Book 4860, pages 62 through 64, in said Register's Office, to which reference is hereby made. Garage No. 6-1-G is a limited common element for the exclusive use of the occupant of said unit.

BEING the same property conveyed to Bob A. Foster and wife, Vivian G. Foster, by deed of record in Book 5058, Page 543, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 5058, Pg. 546, of the Register's Office for Davidson County, Tennessee, to Commerce Union Bank. The existing escrow account & hazard insurance is hereby transferred with this this conveyance to the Grantee herein.

THIS conveyance is subject to the following:

1. All terms and provisions of a Declaration of covenants and restrictions dated August 28, 1973, of record in Book 4743, Pg. 258, Register's Office for Davidson County, Tennessee.
2. All terms and provisions of the Master Deed and By-Laws for Raintree Village, a condominium, of record in Bk. 4753, Pg. 140, Register's Office for Davidson County, Tennessee, as amended by a Deed of Amendment of Record in Book 4980, Pg. 378, said Register's Office.
3. All terms and provisions of the Charter of Hermitage Woods Community Serv. Assoc.of record in Corporate Book Vol. 0-29, Pg. 5443, in the office of the Secretary of the State of Tennessee,and in Bk.4753, Pg. 101, Register's Office for Davidson County, TN, and they By-Laws and rules and and regulations of said corporation.
4. All easements and restrictions as set forth in the rev. plan of record in Hermitage Woods Condominium Apts., Phase II & II-A, of record in Bk. 4860, Pg. 62-64, in said Register's Office

( ) unimproved (XX) improved
This is improved (XX) property, known as 601 Rockwood Drive, Nashville, TN
(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 26th day of July, 19 79

Bob A. Foster

Vivian G. Foster

STATE OF TENNESSEE
County of Wilson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bob A. Foster and wife, Vivian G. Foster

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpoces therein contained. Witness my hand and official seal at Mt. Juliet, Tennessee, this 26th day of July 19 79

Commission expires 1-21-81

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

WARRANTY DEED

FROM

Bob A. Foster

TO

Rebecca A. Eberle

F. 43770

IDENTIF. REFERENCE

AUG 3 8 45 AM '79

FELIX Z. WILSON ☐ REGISTER
DAVIDSON COUNTY, TENN.

Return to:

LEON SHARBER, ATTORNEY
325 PLUS PARK BOULEVARD
NASHVILLE, TENNESSEE 37217

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
			45900.00- CO	
			119.34 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	125.84-
1079A08/03/79		BAL		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 4 3 7 7 0

IDENTIF. REFERENCE

AUG 3 8 45 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 701665