FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON } BOOK 5478 PAGE 826

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $255,000.00

Maurice W. Pinson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF August 19 79

Notary Public

MY COMMISSION EXPIRES: 11-12-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS, & SPICER, ATTORNEYS
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Maurice W. Pinson (NAME)	Commerce Union Bank (NAME)	MAP 116-4
231 Ensworth Avenue (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place Real Estate Div. (STREET ADDRESS)	PARCEL 191
Nashville, TN 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37239 (CITY) (STATE) (ZIP)	7DA 3368

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, ~~XXX~~ I, Elizabeth H. Pride, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Maurice W. Pinson and wife, Karole B. Pinson

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:

LAND in Davidson County, Tennessee, being part of Lot No. 7 on the plan of Mrs. Claude Waller's Subdivision of Ensworth Lots, of record in Book 421, page 175, (erroneously referred to in previous deeds as page 125), Register's Office for said County, and more fully described according to a June 22, 1979, survey by John B. Kohl, III, Tennessee Registered Surveyor No. 100, as follows:

BEGINNING at a point in the center line of Ensworth Avenue at the northeaster corner of The Mack Brothers, III, Property (Book 3856, page 685, said Register's Office); thence, with Brother's northerly property line N 86° 15' W 549.0 feet to a point at the southeasterly corner of The Robert E. McClellan Property (Book 4207, page 435, said Register's Office); thence, with McClellan's easterly property line, N 01° 05' E 300.25 feet to a point in the southerly line of other property of McClellan (Book 3374, page 563, said Register's Office); thence, with said line, S 86° 15' E 563.0 feet to a point in the center line of Ensworth Avenue; thence, with said center line, S 03° 15' W 300.0 feet to the point of Beginning.

BEING the same property conveyed to Lewis D. Pride and wife, Elizabeth H. Pride by deed from Katherine Leath Hedrick and husband, Harry Hedrick of record in Book 4168, page 45, said Register's Office. Lewis D. Pride has since died.

The property herein conveyed is subject to restrictive covenants of record in Book 626, page 542, Register's Office for Davidson County, Tennessee, and to the matters set forth in the above referenced plan of record.

This is ~~unimproved~~ (XX) improved property, known as 231 Ensworth Avenue (House Number) (Street) Nashville, TN 37205 (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. Whereever 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 August, 19 79

Elizabeth H. Pride

Elizabeth H. Pride

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Elizabeth H. Pride

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 7th day of August 19 79

Commission expires May 19, 1980

Notary Public

STATE OF TENNESSEE
Davidson 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 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
Elizabeth H. Pride

TO
Maurice W. Pinson

F 44902

IDENTIF. REFERENCE

AUG 8 12 08 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

return to: row 1, box 8 cg

WILKINS, ADAMS & SPICER
ATTORNEYS AT LAW
1100 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

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

25500.00- CO
663.00 CO TX
.50 PRFEE
6.00 WDEED
CHECK 669.50-
2520A08/08/75 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 44902

IDENTIF. REFERENCE

AUG 8 12 08 PM '75
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 703077