This Deed Prepared By:
Leon Ruben, Attorney
325 Plus Park Blvd.
Nashville, TN 37217
This Form furnished by Attorneys Title Company, Inc.

BOOK 5550 PAGE 418

Form No. WD-2

FROM

THUREL J. POE, JR., ET UX

TO

JAMES L. TEAL, ET UX

For draftsman's use

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
JAMES L. TEAL ET UX (NAME)	COMMERCE UNION BANK (NAME)	171-7-8
6412 Cloverbrook Dr. (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	
Nashville, TN (CITY) (STATE) (P. O. Z I P)	Nashville, Tenn. 37219 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

IDENTIF. REFERENCE

JAN 3 10 49 AM '80

FILED AND RECORDED IN REGISTER DAVIDSON COUNTY, TENN.

E 70504

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 92,750.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF January 1980.

Notary Public

MY COMMISSION EXPIRES: 1/12/83

(AFFIX SEAL)

For and in Consideration of the sum of ----------$10----------

Ten and no/loo---------- DOLLARS

Cash in hand paid and other good and valuable consideration receipt of which is hereby acknowledged, including the assumption of a balance due on a note secured by Deed of Trust of record in Book 4810, page 448, executed by Jerry T. Clark and wife, Elizabeth E. Clark, dated April 25, 1974, to secure Commerce Union Bank on a note in the original amount of $52,150.00, payable as therein specified, J. G. Palmer, Trustee

We, Thurel J. Poe, Jr. and wife, Anna Kay Poe have bargained and sold, and by these presents do transfer and convey unto the said James L. Teal and wife, Carol A. Teal 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 Lot No. 54 on the Plan of Cloverland Acres, Section 2, as of record in Book 4460, page 114, Register's Office for said County.

Said Lot No. 54 which is a corner lot fronts 134.36 feet on the easterly margin of Cloverbrook Drivr and runs back 139.51 feet on the southerly margin of Cloverbrook Court, said frontages being joined by a curve having a length of 39.27 feet, and extends back 293.08 feet on the easterly line and 304.05 feet on the southerly line, to a point.

Being the same property conveyed to Thurel J. Poe, Jr. and wife, Anna Kay Poe, by deed from Gary A. Krull and wife, Cindy L. Krull, of record in Book 5334, page 217, Register's Office for Davidson County, Tennessee.

BOOK 5550 PAGE 419 WD-2

This is unimproved ( ) improved (xx) property, known as 6412 Cloverbrook Drive, Brentwood, TN
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said James L. Teal and wife, Carol A. Teal their heirs and assigns, forever.

And we do covenant with the said James L. Teal and wife, Carol A. Teal 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.

Except Deed of Trust assumed above

And We, Thurel J. Poe and wife, Anna Kay Poe do further covenant and bind ourselves our heirs and representatives, to warrant and forever defend the title to the said land to the said James L. Teal and wife, Carol A. Teal their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 31st day of January, 19 80

THUREL J. POE, JR.

ANNA KAY POE

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 Thurel J. Poe, Jr. and wife, Anna Kay Poe the bargainor, 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 31st day of January, 19 80

, Notary Public.

Commission expires 1/15/83

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, , a Notary Public of the State and County aforesaid, personally appeared , with whom I am personally acquainted, and who, upon oath, acknowledged self to be of the , the within named bargainor, a corporation, and that he as such , being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .

Witness my hand and seal, at office in , this day of , 19 .

, Notary Public.

Commission expires .

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5550 PAGE 420

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			92750.00- CO	
			241.02 CO TX	
			.00 PRFEE	
			6.00 WDEED	
			CHECK 247.52-	
			510CA01/03/80 REL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 70504

IDENTIF. REFERENCE

JAN 3 10 49 AM '80

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 734694