WARRANTY DEED

BOOK 5595 PAGE 311

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Commerce Union Bank (NAME)	SAME (NAME)	158
One Commerce Place (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Part 83 Id
Nashville TN. 37239 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	TD 37978

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, Brenda Reed Cowan and husband, James C. Cowan, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Commerce Union Bank

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson and Williamson ~~COUNTY~~ STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT: Counties,

Being Lot No. 27 on the Plat of Laurelwood of record in Plat Book 4460, page 121, Register's Office for said County. Beginning at a point in the easterly margin of Noel Drive at the common corners of Lot 1 and 27; thence leaving said drive and with the line between said lots S 88° 53' E 226.12 feet to a point, the common rear corner of Lots 26 and 27; thence southerly with the line between said lots 228.21 feet to a point in the north margin of Shamrock Drive; thence in a westerly direction with said drive and along a slight curve to the left 155.0 feet to a concrete monument the beginning of a curve to the right, having a radius of 30.0 feet; thence around said curve 47.12 feet to a concrete monument in east margin of Noel Drive; thence with said drive north 1° 07' east 180.0 feet to the point of beginning.

Being the same property conveyed to Brenda Reed Cowan by deed from Fradrich & Hooper Realty Company of record in Book 5067, page 516, Register's Office for Davidson County, Tennessee, and of record in Book 270, page 179, Register's Office for Williamson County, Tennessee.

This conveyance is made subject to deeds of trust of record in Book 4768, page 146; and Book 5129, page 821, said Register's Office.

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 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 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 18TH day of April, 19 80

James C. Cowan, Jr.

Brenda Reed Cowan

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

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Personally appeared before me, The undersigned _____, a Notary Public in and for said County and State, the within named Brenda Reed Cowan & husband, James C. Cowan, Jr., the bargainor S 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 18 day of April, 1980

Commission Expires: 10-18-81

Judy C. Fisher
Notary Public

STATE OF _____)

COUNTY OF _____)

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 purpose 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 ____ day of _____, 19__.

My Commission Expires: _____

Notary Public

WARRANTY DEED

FROM

TO

F 8 6 8 6 2

IDENTIFICATION REFERENCE

APR 25 3 17 PM '80

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 $ 122,500.00

Subscribed and sworn to before me this 23 day of April, 1980

My Commission Expires: 10-18-81

Judy C. Fisher
Notary Public

JUDY C. FISHER NOTARY PUBLIC

5785

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5595 PAGE 313

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

12250.03- 00
318.50 CO TX
.50 PRFEE
6.00 MOR
CHECK 325.0 -
5788204/25/80 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 858 62

TRUST REFERENCE

APR 25 3 18 PM '80

REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

No. 754603