BOOK 5609 PAGE 156

Kelly, Herbert & Crawford
Cor, P & C Taylor

WARRANTY DEED

REAU E. FOLK, JR. FORM 2435

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
156-2-36	Mr/Mrs. Jan H. Cronin	Commerce Union Bank P. O. Box 2546 Nashville, TN . 37219
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 6318
9D-59928	617 Harpeth Knoll	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

$10.00 CHECK

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of the assumption of and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note dated January 3, 1978, in the original principal sum of $53,200.00, payable to Commerce Union Bank in monthly installments as set out in said note, with interest as set forth therein and being secured by a deed of trust executed by Patrick C. Ho and wife, Ida C. Wong to J. G. Palmer, Trustee, as of record in Book 5242, page 160,

PATRICK HO and wife, IDA C. WONG

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JAN H. CRONIN and wife, SUSAN P. CRONIN

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 384 on the Plan of Section 3, Harpeth Valley Park, as of record in Book 4175, page 15.

Said Lot No. 384 fronts 95.0 feet on the northwesterly margin of Harpeth Knoll Road and extends back 180.6 feet on the northeasterly line and 183.4 feet on the southwesterly line, to a dead line in the rear, measuring 41.6 feet thereon.

Being the same property conveyed to Ida C. Wong by deed from Frank Montgomery, Jr., and wife, Freddie Montgomery, as of record in Book 5242, page 158.

This conveyance is made subject to restrictions of record in Book 3857, page 858 and Book 4237, page 179.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered. , Except as shown above and 1980 taxes which Grantees agree to pay.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 3rd day of June, 19 80

Ida C. Wong

Patrick Ho

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, THE UNDERSIGNED, a Notary Public in and for the State and County aforesaid, personally appeared the within named Patrick Ho and wife, Ida C. Wong 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, the 3rd day of June, 19 80.

My commission expires: 4-18-82

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,256.05

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF June 19 80

MY COMMISSION EXPIRES: 4-18-82 (AFFIX SEAL) Notary Public

WARRANTY DEED

FROM
PATRICK HO AND WIFE
IDA C. WONG

TO
JAN H. CRONIN AND WIFE

F 92078

T
IDENTIF. REFERENCE

JUN 4 2 44 PM '80
FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, Life & Casualty Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

My commission expires: _____ Notary Public

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

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RECEIVED OF _____

FOR _____

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
			70256.05- CO	
			166.73 CO TX	
			.50 PRFEE	
			6.00 MGEGD	
			CHECK 185.28-	
2435A06/04/00			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 92078

IDENTIF. REFERENCE T

JUN 4 2 44 PM '00

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TENN.

No. 760995