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Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

46,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF JUNE, 1980.

Notary Public

MY COMMISSION EXPIRES: 8-18-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
THOMPSON & CRAWFORD, ATTORNEYS, 14th FLOOR, 1st AMERICAN BLDG., NASHVILLE, TN 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald N. Dees	Commerce Union Bank	MAP 74-12
(NAME) 6023 Plantation Drive	(NAME) P. O. Box 2546	PARCEL 95
(STREET ADDRESS OR ROUTE NUMBER) Hermitage, TN 37076	(STREET ADDRESS) Nashville, TN 37219	4D-33158
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Phyllis Jones Dalton, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronald N. Dees and wife Pamela D. Dees

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:

BEING Lot No. 515 in Section Five of Hermitage Hills Subdivision as recorded in Plat Book 3300, pages 1 and 2, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a point in the southeast line of Plantation Drive (50 feet wide) a distance of 217.72 feet southwestwardly from its tangent intersection with the southwest line of Jacksonan Drive; thence southwestwardly along the southeast line of Plantation Drive a distance of 85.0 feet te a corner of Lot 516; thence southeastwardly along the line dividing Lots 515 and 516 a distance of 155.0 feet to a corner of Lot 510; thence northeastwardly along the line dividing Lots 510 and 515 a distance of 67.60 feet to a corner of Lot 514; thence northwestwardly along the line dividing Lots 514 and 515 a distance of 170.0 feet to the point of beginning.

BEING the same property conveyed to Robert L. Dalton and wife, Phyllis J. Dalton by deed from Frank A. Kozel and wife, Sue R. Kozel, of record in Book 3703, page 16, said Register's Office. The said Robert L. Dalton having Quitclaimed his interest to the Grantor herein through Daniel D. Finch, Trustee of record in Book 5350, page 237, said Register's Office.

THIS conveyance is subject to a Driveway easement of record in Book 4250, page 656; Restrictive covenants filed of record in Book 3222, page 154, and any other existing easements filed of record in Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 6023 Plantation Drive, Hermitage, TN 37076
(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 my hand this 20th day of June, 1980

Phyllis Jones Dalton: Phyllis Jones Dalton

Phyllis Jones Dalton and Phyllis J. Dalton being one-and-the-same person.

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Phyllis Jones Dalton, unmarried

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 20TH day of JUNE 19 80

Commission expires 10-18-81

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 (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such (they) _____ 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
Phyllis Jones Dalton, unmarried

TO
Ronald N. Dees

F. 9 4 7 7 2

IDENTIF. REFERENCE

JUN 24 12 01 PM '80

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

F/E Book 11

THOMPSON & CRAWFORD
ATTORNEYS AT LAW
14thFLOOR, FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

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
			46900.00- CO	
			121.94 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 128.44-	
5953A06/24/80			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 9 4 7 7 2

IDENTIF. REFERENCE

JUN 24 12 01 PM '80

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 764372