This Deed Prepared By:
Leon Ruben, Attorney
325 Plus Park Blvd.
Nashville, TN 37217

Mail-1

BOOK 5619 PAGE 13

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

JESS S. SHEARIN, ET UX

TO

GARY P. SPOLETA, ET UX

For draftsman's use

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
GARY P. SPOLETA, ET UX (NAME)	COMMERCE UNION BANK (NAME)	86-10
77 Forest Park Dr (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	49
Brentwood, Tenn 37027 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37219 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

IDENTIF. REFERENCE

JUN 30 2 02 PM '80

FELIX Z. WILSON - REGISTER
DAVIDSON COUNTY, TENN.

F 95591

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 51,500.00 Gary P. Spoleta
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF June 1980

Notary Public

MY COMMISSION EXPIRES: 11/15/83

(AFFIX SEAL)

NOTARY PUBLIC

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

Ten and no/100---------- DOLLARS

Cash in hand paid receipt of which is hereby acknowledged, and for other good and valuable consideration, including the assumption of a balance due on a Note secured by Deed of Trust of record in Book 5522, Page 640, Register's Office for Davidson County, Tennessee, executed by Jess S. Shearin dated October 19, 1979, to secure Commerce Union Bank on a note in the original amount of $43,000.00 payable as therein specified, J. G. Palmer, Trustee.

We, Jess S. Shearin and wife, Carolyn T. Shearin have bargained and sold, and by these presents do transfer and convey unto the said Gary P. Spoleta and wife, Carol T. Spoleta 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. 77 on the Plan of Chapelwood, Section 2, as of record in Book 5200, page 83, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Jess S. Shearin by deed from Griffin & Griffin Construction Company, a partnership of record in Book 5522, page 637, Register's Office for Davidson County, Tennessee.

WD-2

This is unimproved ( ) improved (X) property, known as 3524-3526 Magnum Drive Hermitage, TN 37076
(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 Gary P. Spoleta and wife, Carol T. Spoleta their heirs and assigns, forever.

And We do covenant with the said Gary P. Spoleta and wife, Carol T. Spoleta 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, Jess S. Shearin and wife, Carolyn T. Shearin do further covenant and bind ourselves our heirs and representatives, to warrant and forever defend the title to the said Gary P. Spoleta and wife, Carol T. Spoleta their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 25th day of June, 1980

Jess S. Shearin
JESS S. SHEARIN

Carolyn T. Shearin
CAROLYN T. SHEARIN

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 Jess S. Shearin and wife, Carolyn T. Shearin

the bargainors, 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 25th day of June, 19 80

Leah G. Griffin
Notary Public

Commission expires October 15, 1983

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 singing 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

BOOK 5619 PAGE 15

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
			51500.00- CO	
			133.90 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 140.40-	
7030A06/30/80			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 9 5 5 9 1

IDENTIF. REFERENCE

JUN 30 2 02 PM '80

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

No. 765411