This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

WARRANTY DEED

BOOK 5642 PAGE 964

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Harold O. Hagler and wife, Memory E. Hagler	Commerce Union Bank	115-7-74
(NAME)	(NAME)	
774 West Meade Drive	P.O. Box 2546	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37205	Nashville, TN. 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*
cash in hand, paid by Harold O. Hagler and wife, Memory E. Hagler and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Harold O. Hagler and wife, Memory E. Hagler have assumed and agree to pay the unpaid balance of an original indebtedness in the amount of $52,200.00, secured by deed of trust of record in Book 4943, page 425, Register's Office for Davidson County, Tennessee,

I, William Horace Justus,

have this day bargained and sold, and do hereby transfer and convey unto the said Harold O. Hagler and wife, Memory E. Hagler

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 22 on the Plan of West Meade Estates, Section IV, as of record in Book 3300, page 61, Register's Office for Davidson County, Tennessee.
Said Lot No. 22 fronts 240 feet on the northeasterly margin of West Meade Drive and runs back between lines 234.14 feet on the northwesterly side and 365.7 feet on the southeasterly side to a dead line in the rear on which it measures 189 feet.

Being the same property conveyed to William Horace Justus by deed from Page Lillard Cannon Eubank and John O'Neal Eubank, of record in Book 4943, page 423, Register's Office for said County.

This conveyance is subject to the plan of record in Book 3300, page 61, Register's Office for said County, shows an Owner's Certificate, 100-foot setback line from West Meade Drive, a 10-foot easement for utilities, and anchor easement 1½ X 15 feet; and restrictive covenants of record in Book 3399, page 272, as amended in Book 3462, page 281 and further amended in Book 4503, page 111, Register's Office for said County.

Virginia O. Justus, wife of William Horace Justus, joins in the execution of this deed for the purpose of conveying her marital interest in and to the above described property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 94,000.00

Subscribed and sworn to before me, this the 25th day of August 19 80

Affiant

My commission expires: 4/9/84 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 774 West Meade Drive, Nashville, Tennessee 37205
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for 1980 taxes which are prorated and assumed by the purchasers.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs 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.

Witness our hands this 25th *day of* August *19* 80 *, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

William Horace Justus

Virginia O. Justus

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Mary Ensey, *a Notary Public in and for said County and State,* William Horace Justus, ~~xxxxxxxxx~~ and wife, Virginia O. Justus, *the within named 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* 25th *day of* August, *19*80

Commission expires 4/8/84

Mary Ensey *Notary Public*

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 .....

23 8626

WARRANTY DEED

FROM

William Horace Justus

TO

Harold O. Hagler and wife,
Memory E. Hagler

G 0 4 6 2 1

IDENTIF. REFERENCE

AUG 27 10 51 AM '80

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

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5642 PAGE 966

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
			94000.00- CO	
			244.40 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 250.90-	
			8384A08/27/80 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G04621

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IDENTIF. REFERENCE

AUG 27 10 51 AM '80

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

No. 776372