BOOK 5663 PAGE 399

*LIMITED

WARRANTY DEED

File

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
R. Howard Moore & wife	Home Federal Savings & Loan Assn	131-5-A-109
(NAME) 5039 Hillsboro Rd.	(NAME) 230 - 4th Avenue, North	
(STREET ADDRESS OR ROUTE NUMBER) Unit 109	(STREET ADDRESS) Nashville, Tennessee 37219	
(CITY) (STATE) (P. O. ZIP) Nashville, TN 37215	(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, Commerce Union Bank, a Tennessee banking corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO R. Howard Moore and wife, Anne Moore

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 Unit No. 109, Jefferson Square, Section One, A Condominium, a Horizontal Property Regime, located on Hillsboro Road, Nashville, Davidson County, Tennessee, as shown on the plat of Jefferson Square, Section One, Condominium Apartments, recorded in Book 4675, page 12, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 4731, page 332, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, apartments, co-owners and tenants of Jefferson Square, Section One, Condominium Apartments, contained in the Master Deed and the By-Laws appended thereto, recorded in Book 4731, page 341, said Register's Office.

Being the same property conveyed to Commerce Union Bank, by Trustee's Deed from Stephen C. Baker, Trustee, of record in Book 5597, page 763, Register's Office for Davidson County, Tennessee.

*All warranties of Commerce Union Bank herein contained are expressly limited to those persons or parties claiming by, through or under Commerce Union Bank, therefore, the above property is conveyed subject to any liens, easements or restrictions of record in the Register's Office for Davidson County, Tennessee at the time Commerce Union Bank acquired title to the hereinabove described property.

unimproved ( )
This is improved (X) property, known as Unit 109, 5039 Hillsboro Road, Nashville, Tenn. 37215
(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 its hand this 10th day of October, 1980

ATTEST:

BY: Charles D. Rogers
Assistant Vice President

COMMERCE UNION BANK

BY: T. Hal Bishop,
Sr. Vice President

STATE OF _____)

COUNTY OF _____)

BOOK 5663 PAGE 400

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____, the bargainor _____ 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 ___ day of _____, 19__.

Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, Betty R. Powers, a Notary Public within and for the State and County aforesaid, personally appeared T. Hal Bishop and Charles D. Rogers, with whom I am personally acquainted and who upon ~~oath~~, their several oaths) acknowledged (~~himself~~ themselves) to be the Sr. Vice Pres. and Asst. Vice Pres. respectively of the Commerce Union Bank the within named bargainor, a corporation, and that (he, they) as such Sr. Vice Pres. and Asst. Vice Pres., being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said T. Hal Bishop as such Sr. Vice President, and attesting the same by the said Charles D. Rogers as such Asst. Vice President.

WITNESS my hand and official seal at office at Nashville, Tennessee on this 10 day of Oct, 1980

My Commission Expires: 4-24-84

Betty R. Powers
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM

Commerce Union Bank, a

TO

Tennessee banking corporat

R. Howard Moore and wife,

Anne Moore

G 1-2-1-17

T

IDENTIF. REFERENCE

Oct 10 2 51 PM '80

FELIX P. WILSON 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 $ 85,000.00

R. Howard Moore

Subscribed and sworn to before me this 10 day of Oct, 1980

My Commission Expires: 4-24-84

Betty R. Powers
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

10-227 CK

7719

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5663 PAGE 401

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
			85000.00- CO	
			221.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	227.50-
7719A	10/10/80		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G. I. 2- I. I. 7.

IDENTIF. REFERENCE

OCT 10 2 51 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 785396