2049 11/03 146.38- CHECK

WARRANTY DEED

BOOK 5672 PAGE 841

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 53,763.29

Frances Lynette House
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF OCT. 1980

Notary Public

MY COMMISSION EXPIRES: 11-12-84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM G. TRABER, ATTORNEY, 107 DONELSON PIKE, NASHVILLE, TENNESSEE 37214T
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
FRANCES LYNETTE HOUSE (NAME)	COMMERCE UNION BANK (NAME)	4D-03925
205 WELDON DRIVE (STREET ADDRESS OR ROUTE NUMBER)	ONE COMMERCE PLACE (STREET ADDRESS)	75-10
HERMITAGE, TN. 37076 (CITY) (STATE) (P. O. ZIP)	NASHVILLE, TN. 37239 (CITY) (STATE) (ZIP)	10

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, LAWRENCE FRANCIS MALONEY AND WIFE, MARY ELIZABETH MALONEY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRANCES LYNETTE HOUSE, A SINGE PERSON, BETTY PRATT WARREN AND HUSBAND, HORACE DONALD WARREN, OR TO THE SURVIVOR OF THEM

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:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 49 ON THE PLAN OF HERMITAGE ESTATES, AS OF RECORD IN BOOK 3300, PAGES 70 AND 71, REGISTER'S OFFICE FOR SAID COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING WITH A POINT IN THE WESTERLY MARGIN OF WELDON DRIVE AT THE COMMON CORNER OF LOTS 48 AND 49; THENCE WITH THE LINE BETWEEN SAID TWO LOTS 144.0 FEET IN A WESTERLY DIRECTION TO A POINT AT THE COMMON CORNER OF LOTS 48, 49 AND 50; THENCE WITH THE LINE BETWEEN LOTS 49 AND 50, 135.9 FEET IN A SOUTHERLY DIRECTION TO A POINT IN THE NORTHERLY MARGIN OF GORDON LANE; THENCE ALONG THE MARGIN OF SAID LANE 89.7 FEET IN AN EASTERLY DIRECTION TO A POINT WHICH IS THE BEGINNING OF A CURVE; THENCE AROUND SAID CURVE 39.3 FEET IN A NORTHEASTERLY DIRECTION TO A POINT IN THE WESTERLY MARGIN OF WELDON DRIVE; THENCE ALONG SAID MARGIN 98.0 FEET IN A NORTHERLY DIRECTION TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO LAWRENCE FRANCIS MALONEY AND WIFE, MARY ELIZABETH MALONEY BY DEED FROM J.H. BAKER, TRUSTEE, AS OF RECORD IN BOOK 5316, PAGE 554, SAID REGISTER'S OFFICE.

THE GRANTEES HEREIN ASSUME AND PROMISE TO PAY AN OBLIGATION EVIDENCED BY AN INSTRUMENT OF RECORD IN BOOK 5316, PAGE 556, SAID REGISTER'S OFFICE.

THE ESCROW ACCOUNT AS IT RELATES TO THIS PROPERTY IS HEREBY TRANSFERRED TO THE GRANTEES, AS IS THE HAZARD INSURANCE.

unimproved ( )
This is improved (X) property, known as 205 WELDON DRIVE, HERMITAGE, TENNESSEE 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 OUR hand S this 30th day of OCTOBER, 1980

Lawrence Francis Maloney
LAWRENCE FRANCIS MALONEY

Mary Elizabeth Maloney
MARY ELIZABETH MALONEY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5672 PAGE 842

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named LAWRENCE FRANCIS MALONEY AND WIFE, MARY ELIZABETH MALONEY

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, TN. this 30th day of OCTOBER, 19 80

Commission Expires 11-12-80

Notary Public

STATE OF _____
_____ 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 upon { his oath / their several oaths } acknowledged { himself / themselves } to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that { he / they } as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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

S 1.5542

IDENTIF. REFERENCE

Nov 3 8 49 AM '80

FELIX Z. WILSON ... REGISTER
DAVIDSON COUNTY ...

MAIL TO: William G. Traber
P. O. Box 140855
Nashville, Tenn. 37214

WARRANTY DEED

FROM
LAWRENCE FRANCIS MALONEY ET UX

TO
FRANCES LYNETTE HOUSE ET AL

TITLE INSURED BY POLICY NUMBER:

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5672 PAGE 843

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
			53763.29- CO	
			139.88 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 146.38-	
2049A	11/03/80		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G1.5542

IDENTIF. REFERENCE

Nov 3 8 49 AM '80

FELIX Z. WILSON, II
DAVIDSON COUNTY, TENN.

No. 789580