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THIS INSTRUMENT PREPARED BY
ROBERT L. DOZIER, ATTORNEY AT LAW
18th FLOOR THIRD NATIONAL BANK
NASHVILLE, TENN. 37219

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Willie L. Bowie, et ux (NAME)	Commerce Union Bank (NAME)	Map # 58-11
524 Judd Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2546 (STREET ADDRESS)	Parcel # 175
Nashville, Tn. 37218 (CITY) (P. O. ZONE) (STATE)	Nashville, Tn. 37219 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ----------($10.00)---------- *Dollars,*

cash in hand paid and other good and valid consideration, the receipt of which is hereby acknowledged, including the assumption by Willie L. Bowie and wife, Audrey Bowie, of the balance remaining on a note, in the original amount of $33,450.00, plus interest, payable to Commerce Union Bank executed by George B. White and wife, and secured by a Deed of Trust of record in Book 5124, page 523, Register's Office for Davidson County, Tennessee, which is also assumed by the Grantees.

We, James A. Caldwell and wife, Christine L. Caldwell,

have this day bargained and sold, and do hereby transfer and convey unto the said Willie L. Bowie and wife, Audrey Bowie

XXXXXX *heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 100 on the Plan of Royal Hills Section 3, of record in Book 4860, page 47, Register's Office for said County.

Said Lot No. 100 fronts 84.36 feet on the northwesterly margin of Judd Drive and extends back 160.81 feet on the northeasterly line and 105.32 feet on the southwesterly line to a dead line in the rear, measuring 106.87 feet thereon.

Being the same property conveyed to James A. Caldwell, by deed from James W. Swanson and wife Anne Swanson of record in Book 5562, page 447, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $41,000.00

Subscribed and sworn to before me, this the 7 day of January 19 81

Affiant Willie L Bowie

My commission expires: 7-21-84 (Affix Seal) Notary Public Robert L. Dozier

This is unimproved (X) property, known as 524 Judd Drive (House Number) (Street) Nashville, Tn. 37218 P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Willie L. Bowie and wife, Audrey Bowie

(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 by said Deed of Trust.

We *further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Willie L. Bowie and wife, Audrey Bowie

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 7th *day of* January, 19 81 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James A. Caldwell

Christine L. Caldwell

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Robert L. Dozier, *a Notary Public in and for said County and State,* James A. Caldwell and wife, Christine L. Caldwell

*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* 7th *day of* January, *19*81.

Robert L. Dozier
Notary Public

Commission expires 7/21/84

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 .....

WARRANTY DEED

FROM

James A. Caldwell et ux

TO

Willie L. Bowie et ux

G 24595

IDENTIF. REFERENCE

JAN 8 9 02 AM '81

FELIX Z. WILSON 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 _____

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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
			41000.00- CO	
			106.60 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	113.10-
3848A01/08/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

624595

T
IDENTIF. REFERENCE

JAN 8 9 02 AM '81

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

No. 800979