BOOK 5716 PAGE 546

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

275,000.00 Jane Tyne Brown
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2ND DAY OF MARCH, 19 81

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

THOMPSON & CRAWFORD, ATTORNEYS, 14th FLOOR, 1st AMERICAN BLDG., NASHVILLE, TN 37238
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP, PARCEL NUMBERS |
|---|---|---|
| Jane Tyne Brown (NAME) | Commerce Union Bank (NAME) | 130-6 |
| 4419 Harding Place (STREET ADDRESS OR ROUTE NUMBER) | P. O. BOX 2546 (STREET ADDRESS) | 52 |
| Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP) | NASHVILLE, TN 37219 (CITY) (STATE) (ZIP) | BM 08395 |

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, Grace M. Ward, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jane Tyne Brown et vir R. Dana Brown

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. 10 in the 'Plat of a Subdivision of Plock 'C', Belle Meade Plan No. 2,' which plat is recorded in Book 421, page 58, Register's Office for said County.

Said Lot No. 10 is a part of the Belle Meade Deer Park and fronts 200 feet on the southerly side of Hardding Place and extends back southerly between parallel lines 282 feet 9 inches on the easterly line and 273 feet 8 inches on the westerly line to the rear line of Lot No. 9 on said plat and measures 200 feet on said line.

Being the same property conveyed to James C. Ward and wife, Grace M. Ward, by deed from Josephine D. Harwell, widow of Sam K. Harwell, of record in Book 1306, page 47 , Register's Office for Davidson County, Tennessee. The said James C. Ward having since died testate, of record in Will Book 106, page 595, said Register's Office.

This conveyance is subject to any and all existing easements, restrictions, and rights of way of record.

This is unimproved ( ) improved (XX) property, known as 4419 Harding Place (House Number) (Street) Nashville, TN 37215 (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 my hand this 2ND day of MARCH, 19 81

Grace M. Ward, a widow

BOOK 5716 PAGE 547

STATE OF TENNESSEE
Davidson County

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named Grace M. Ward, a widow

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 2ND day of MARCH 19 81

Commission expires My Commission Expires Oct. 15, 1983

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ (this oath) (himself) with whom I am personally acquainted and who upon their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor and corporation, and that (he) as such _____ (they) and _____, being authorized so to do, executed the foregoing instrument for the purposes 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

WARRANTY DEED

FROM
Grace M. Ward, a widow

TO
Jane Tyne Brown

G 3 1 4 4 7

IDENTIF. REFERENCE

MAR 2 4 03 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

THOMPSON & CRAWFORD
ATTORNEYS AT LAW
14th FLOOR, FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

CHECK

**OFFICIAL RECEIPT**

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5716 PAGE 548

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 |
|---|---|---|---|---|
| | | | 275000.00- CO | |
| | | | 715.00 CO TX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK 721.50- | |
| | | | 2532A03/02/81 BAL .00 | |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G31447

IDENTIF. REFERENCE

MAR 2 4 03 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 809329