BOOK 5745 PAGE 582 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 39,900.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13TH DAY OF MAY 19 81

Notary Public

MY COMMISSION EXPIRES: 7-17-83

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS & SPICER, ATTYS.
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph Russell Higgins (NAME)	Commerce Union Bank (NAME)	MAP 147-8
204 Hopewood Court (STREET ADDRESS OR ROUTE NUMBER)	1 Commerce Pl. Real Estate Div. (STREET ADDRESS)	PARCEL 197
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn 37239 (CITY) (STATE) (ZIP)	5DU-5852

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, W. L. Bainbridge, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joseph Russell Higgins et ux Christy C. Higgins

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. 22 on the plan of Revision of Lots 19 thru 24, Section 4, Beverly Heights, of record in Book 5190, page 471, Register's Office for said County.

SAID Lot No. 22 fronts 30.00 feet on the southeasterly margin of the cul-de-sac at the terminus of Hopewood Court and extends back 131.87 feet on the northeasterly line and 150.17 feet on the westerly line to a broken line in the rear, measuring 178.77 feet thereon.

BEING part of the same property conveyed to W. L. Bainbridge, Inc., by deed from W. L. Bainbridge, III, and wife, Josephine G. Bainbridge of record in Book 5733, page 872, Register's Office for Davidson County, Tennessee.

THE property herein conveyed is subject to restrictive covenants of record in Book 5626, page 220, said Register's Office, and to the matters set forth in the above referenced plan of record.

This is unimproved ( ) improved (XX) property, known as 204 Hopewood Court (House Number) (Street) Nashville, TN 37211 (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 13TH day of MAY, 19 81

W. L. BAINBRIDGE, INC.

BY: _____

W. L. Bainbridge, III, President

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____ a Notary Public in and for said County and State, the within named _____

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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 _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared W. L. Bainbridge, III and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the President and _____ respectively of the W. L. Bainbridge, Inc. the within named bargainor, a corporation, and that (he) (they) as such President 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 W. L. Bainbridge, III as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville on this the 13TH day of MAY, 19 81.

My commission expires 7-17-83

Patricia S. Spicer
Notary Public

WARRANTY DEED

FROM
W. L. Bainbridge, Inc.

TO
Joseph Russell Higgins

5866 05/14 110.24- CHECK

G 4 1 9 4 1

IDENTIF. REFERENCE

MAY 14 4 22 PM '81

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

ROW 1, BOX 8 pr

WILKINS, ADAMS & SPICER
ATTORNEYS AT LAW
1100 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

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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
			39500.00- CO	
			103.74 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 110.24-	
			5866A05/14/81 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G41941

IDENTIF. REFERENCE

MAY 14 4 22 PM '81

FELIX Z. WILSON
REGISTER
DAVIDSON COUNTY, TENN.

No. 822152