FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 71,742.04

Diane Parker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF May 19 81.

John V. Adams
Notary Public

MY COMMISSION EXPIRES: January 22, 1984
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS.
Ron D. McClanahan et ux (NAME)	Commerce Union Bank (NAME)	136-6
3806 Priest Lake Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	27
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	2D-59833

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, Frank H. McKnight, Jr. and wife, Beverly A. McKnight,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ron D. McClanahan and wife, Kathy N. McClanahan,

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. 230 on the plan of Section Five, Priest Lake Park, of record in Book 4460, pages 174, 175 and 176, Register's Office for said County.

SAID Lot No. 230 fronts 93.73 feet on the northwesterly margin of Priest Lake Drive and extends back 115.0 feet on the northeasterly line and 140.0 feet on the southwesterly line to a dead line in the rear, measuring 119.88 feet thereon.

BEING the same property conveyed to Frank H. McKnight, Jr. and wife, Beverly A. McKnight, by deed from George Waymon Stokes and wife, Margaret Dianne Stokes, of record in Book 5165, page 389, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 4698, page 969, said Register's Office, and to the matters set forth in the above referenced plan of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a first mortgage deed of trust to Commerce Union Bank, of record in Book 5165, page 391, said Register's Office, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said grantees.

This is unimproved ( ) improved (X) property, known as 3806 Priest Lake Drive, Nashville, Tennessee 37217
(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 hands this 15th day of May, 19 81

Frank H. McKnight, Jr.

Beverly A. McKnight

STATE OF ~~TENNESSEE~~ SOUTH CAROLINA
~~Davidson~~ County OF

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Frank H. McKnight, Jr. and Beverly A. McKnight,

the bargainors, 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 Myrtle Beach, South Carolina, ~~Tennessee~~, this 10th day of May, 1981.

Commission expires January 31, 1983

Notary Public

STATE OF TENNESSEE
Davidson 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 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

FRANK H. McKNIGHT, JR. ET UX

TO

RON D. McCLANAHAN ET UX

G. 4. 5. 9. 9 4

RUSH

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IDENTIF. REFERENCE

JUN 12 2 35 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WILKINS, ADAMS & SPICER
ATTORNEYS AT LAW
1100 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219
Row 1, Box 8 dp

06/12 192.92- CHECK

924

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
			71742.04-	CO
			186.42	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	192.92-
0924AD	6/12/81	BAL		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G. 4. 5. 9. 9 4

IDENTIF. REFERENCE

JUN 12 2 35 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 827036