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4631 [illegible] BOOK

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY Title

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Commerce Union Bank	Mercantile Mortgage Company	Map 87
(NAME) SPECIAL ASSET DEPT. ONE COMMERCE PLACE	(NAME) P.O. Box 14569	Parcel 55
(STREET ADDRESS OR ROUTE NUMBER) NASHVILLE TN. 37219 (CITY) (STATE) (P O ZIP)	(STREET ADDRESS) St. Louis, Missouri 63178 (CITY) (STATE) (ZIP)	

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, Jasper L. Parker and wife, Berenice T. Parker

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Commerce Union Bank, a Tennessee banking corporation

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:

A tract of land in the 4th Civil District of Davidson County, Tennessee, and described according to a survey of John B. Kohl, dated October 31, 1979, as follows:

Beginning at a point in the northerly margin of Central Pike, said point being in the west line of the property conveyed to Robert T. Sircy and wife, Alene, of record in Book 1368, page 288, Register's Office for Davidson County, Tennessee; thence along the northerly margin of Central Pike, westerly 87.8 feet to a concrete monument at the beginning of a curve to the right having a radius of 25 feet; thence around said curve, 39.86 feet to a concrete monument in the easterly margin of New Hope Road; thence along the margin of the same, northerly 196.48 feet to a concrete monument, said point being in the southerly line of the property conveyed to Bluford Sircy and wife, of record in Book 1733, page 442, said Register's Office, thence along said southerly line, easterly 180.28 feet to a point, said point being in the westerly line of Robert T. Sircy property; thence along said westerly line, northerly 200 feet to the point of beginning.

Being the same property conveyed to Jasper L. Parker and wife, Berenice T. Parker, by deed from Jimmy W. Thompson and Janice I. Elliott Thompson, of record in Book 5580, page 277, Register's Office for Davidson County, Tennessee.

Upon the delivery of this Warranty Deed, Grantee assumes the indebtedness secured by a deed of trust of record in Book 5533, page 276, said Register's Office, payable to Mercantile Mortgage Company.

The above property is conveyed subject to the following:

1. 1981 Metropolitan Government taxes.

2. The above deed of trust assumed by Grantee.

unimproved ( )
This is improved (X) property, known as Rt. 1, Central Pike, 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 successors, assigns 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 June, 19 81

Jasper L. Parker

Jasper L. Parker

Berenice T. Parker

Berenice T. Parker

COUNTY OF DAVIDSON)

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Jasper L. Parker and wife, Berenice T. Parker, 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 Nashville, Tennessee

this 30 day of June, 1981

Commission Expires: 10/15/83

Leanne Roaden
Notary Public

STATE OF _____)

COUNTY OF _____)

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 ___ day of _____, 19__.

My Commission Expires: _____

Notary Public

WARRANTY DEED

FROM

Jasper L. Parker and wife,

Berenice T. Parker

TO

Commerce Union Bank, a

Tennessee banking corporation

G 4 9 0 4 2

IDENTIF. REFERENCE

JUL 2 11 19 AM '81

FILED & RECORDED
DAVIDSON COUNTY, TENN.

RETURN TO:

Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 44,650.00

Subscribed and sworn to before me this 30 day of June, 1981

My Commission Expires: 10/15/83

Leanne Roaden
Notary Public

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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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
			4,650.00- CO	
			116.96 CO TX	
			.50 PRFEE	
			6.00 MISC	
			CHECK	122.46-
4631A07/02/81			CHL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6490442

IDENTIFICATION

JUL 2 11 15 AM '81

No. 830619