9043 07/28 101.40- CHECK

*SPECIAL Cor

WARRANTY DEED

BOOK 5775 PAGE 336

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Actionline Beautification, Corp.	SAME	Map 34-9, Par. 80 (Lots 11, 12, 13 and 14)
(NAME) Suite 116	(NAME)	
607 Due West Bldg.	(STREET ADDRESS)	Map 34-9, Par. 82 (Lots 15 & 16)
(STREET ADDRESS OR ROUTE NUMBER)		
Madison, Tn. 37115		
(CITY) (STATE) (P. O. ZIP)	(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 ~~XXX~~ Commerce Union Bank, a Tennessee banking corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Actionline Beautification, Corp., a Tennessee 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:

Being Lot Nos. 11, 12, 13, 14, 15 and 16 of Block "A" on Plat of Edenwold City, as of record in Book 421, page 123, Register's Office for Davidson County, Tennessee.

Said Lot Nos. 11 and 12 front together 50 feet on the southerly side of Palmer Avenue, and runs back between parallel lines 110 feet to an alley.

Said Lot Nos. 13, 14, 15 and 16 of Block "A" front 25 feet each on the southerly side of Palmer Avenue, now Edenwold Road, and runs back between parallel lines 110 feet to an alley.

Being the same property conveyed to Commerce Union Bank, by Substitute Trustee's Deed from Marc T. McNamee, Substitute Trustee, of record in Book 5742, page 111, said Register's Office.

The above property is conveyed subject to the following:

1. 1981 Metropolitan Government taxes.
2. Sanitary sewers and/or storm drainage easement of record in Book 5192, page 327, said Register's Office. (Applies to Lots 11 and 12)
3. Sanitary sewers and/or storm drainage easement of record in Book 5192, page 330, said Register's Office. (Applies to Lots 13, 14, 15 and 16)

*All warranties of Commerce Union Bank herein contained are expressly limited to those persons or parties claiming by, through or under Commerce Union Bank.

unimproved ( )
This is improved ~~XXX~~ property, known as 115 Edenwold Road, Madison, Tennessee 37115
(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 its hand this 27th day of July, 1981

ATTEST: COMMERCE UNION BANK

BY: James Michael Newbill, Banking Officer

BY: Joseph M Watts, Vice President

STATE OF _____)

COUNTY OF _____)

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____, the bargainor _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

BOOK 5775 PAGE 337

Witness my hand and official seal at _____, this ____ day of _____, 19__.

Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Joseph M. Watts and James Michael Newbill, with whom I am personally acquainted and who upon ~~his oath~~ their several oaths) acknowledged (~~himself~~ themselves) to be the Vice President and Banking Officer respectively of the Commerce Union Bank the within named bargainor, a corporation, and that ~~he~~ they) as such Vice President and Banking Officer, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Joseph M. Watts as such Vice President, and attesting the same by the said James Michael Newbill as such Banking Officer.

WITNESS my hand and official seal at office at Nashville, Tennessee on this 27 day of July, 1981

My Commission Expires: 10/15/83

Leanne Roadcap
Notary Public

SPECIAL WARRANTY DEED

FROM

Commerce Union Bank, a Tennessee banking corporation

TO

Actionline Beautification, Corp., a Tennessee corporation

352554

IDENTIF. REFERENCE

JUL 28 11 19 AM '81

FELIX Z. WILSON JR REGISTER
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 $ 36,500.00

Charles C. Wilson

Subscribed and sworn to before me this 27 day of July, 1981

My Commission Expires: 10/15/83

Leanne Roadcap
Notary Public.

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5775 PAGE 338

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
			36500.00-	CO
			94.90	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	101.40-
9043A07/28/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3525 54

IDENTIF. REFERENCE

JUL 28 11 19 AM '81

FELIX Z. WILSON IS REGISTER
DAVIDSON COUNTY, TENN.

No. 834864