BOOK 5794 PAGE 217

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,950.00

Carolyn S. Phillips
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 10th DAY OF September, 1981

Notary Public

MY COMMISSION EXPIRES 11-9-83

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. 1161 MURFREESBORO RD, SUITE 248 NASHVILLE, TN. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Carolyn S. Phillips (NAME)	Commerce Union Bank (NAME)	107
Unit 102 Five Oaks Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2546 (STREET ADDRESS)	21
Nashville, Tn.37217 (CITY) (STATE) (P. O ZIP)	Nashville, Tenn. 37219 (CITY) (STATE) (ZIP)	2DA 64980

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, Jack Driver & Son, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carolyn S. Phillips

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 Unit 102 in Five Oaks, a Planned Unit Development as shown on the Plat of record in Book 5200, page 355, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Jack Driver and Son, Inc., by deed from Baker-Freeman and Associates, Inc., of record in Book 5674, page 956, Register's Office for Davidson County, Tennessee.

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

This is ( ) unimproved (XX) improved property, known as Unit 102 Five Oaks Drive, Nashville, Tenn. 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 my hand this 10th day of September, 19 81

JACK DRIVER & SON, INC.

BY: Kenneth Driver, Treasurer

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STATE OF TENNESSEE }

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. Witness my hand and official seal at _____, Tennessee, 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 Kenneth Driver and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the Treasurer and _____ respectively of the Jack Driver & Son, Inc. the within named bargainor, a corporation, and that (he) (she) as such Treasurer 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 Kenneth Driver as such Treasurer, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville, Tennessee on this the 10th day of September, 19 81

My commission expires 11-9-83

_____
Notary Public

7877 09/14 112.84- CHECK

WARRANTY DEED

FROM
Jack Driver & Son, Inc.

TO
Carolyn S. Phillips and
Betty S. Scherer

G 59748

IDENTIF. REFERENCE

SEP 14 2 47 PM '81

REGISTER
DAVIDSON COUNTY, TENN.

Return to:
LAWYER'S ESCROW SERVICE
1161 MURFREESBORO ROAD, SUITE 248
NASHVILLE, TENNESSEE 37217

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5794 PAGE 213

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
			40960.00- CO	
			106.34 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	112.84-
			7877A09/14/81 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G59748

IDENTIF. REFERENCE

SEP 14 2 49 PM '81

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 843380