*SPECIAL

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bobby Cox Crowell & wife	Dobson & Johnson, Inc.	Map 86-1
6021 Panama Dr. (NAME)	Suite 1800, One Commerce Place (NAME)	Parcel 35
(STREET ADDRESS OR ROUTE NUMBER)	Nashville, Tennessee 37239 (STREET ADDRESS)	BOOK 5868 PAGE 440
Hermitage, Tn. 37076 (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, ~~WE~~, Commerce Union Bank, a Tennessee banking corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bobby Cox Crowell and wife, Catherine A. Crowell

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 No. 149 on the Plan of Dodson Heights, as of record in Book 2900, page 113, Register's Office for said County.

Said Lot No. 149 fronts 65 feet on the northerly side of Panama Drive and extends back 141 feet on the westerly line and 142 feet on the easterly line to a dead line, measuring 65 feet thereon.

Being the same property conveyed to Commerce Union Bank, by Trustee's Deed from Barbara N. Haynes, Substitute Trustee, of record in Book 5795, page 155, said Register's Office.

Upon delivery of this Special Warranty Deed, Grantees assume the indebtedness secured by a deed of trust of record in Book 4757, page 74, said Register's Office, payable to Dobson & Johnson, Inc.

The above property is conveyed subject to the following:

1. 1982 Metropolitan Government taxes.
2. Restrictive covenants of record in Book 3130, page 623, as amended in Book 3161, page 279, said Register's Office.
3. The Plan of record in Book 2900, page 113, said Register's Office.
4. The above deed of trust assumed by Grantees.

*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 (X) property, known as 6021 Panama Drive, 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 its hand _____ this 31st day of March, 19 82

ATTEST: COMMERCE UNION BANK

BY: James Michael Newbill, Banking Officer BY: Susie M Duke AVP

Form 3

STATE OF _____)

COUNTY OF _____)

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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 _____, 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 Louise M. Duke and James Michael Newbill, with whom I am personally acquainted and who upon (his oath, their several oaths) acknowledged (himself, themselves) to be the Assistant Vice Pres. and Banking Officer respectively of the Commerce Union Bank the within named bargainor, a corporation, and that (he, they) as such Assistant Vice Pres. 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 Louise M. Duke as such Assistant Vice Pres., 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 31 day of March, 1982.

My Commission Expires: 7/2/85 Carol R. Rivers

Notary Public

CAROL R. RIVERS NOTARY PUBLIC DAVIDSON COUNTY

*SPECIAL WARRANTY DEED

FROM

Commerce Union Bank, a Tennessee banking corporation

TO

Bobby Cox Crowell and wife, Catherine A. Crowell

G 8.55 12

IDENTIF. REFERENCE

APR 1 10 53 AM '82

FELIX Z. WILSON II 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 $ 39,993.35

Catherine A. Crowell

Subscribed and sworn to before me this 31 day of March, 1982

My Commission Expires: 7/2/85 Carol R. Rivers

Notary Public

CAROL R. RIVERS NOTARY PUBLIC DAVIDSON COUNTY

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
			39993.35- CO	
			104.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 110.50-	
			9857A04/01/82 B4L .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6855 12

IDENTIF. REFERENCE

APR 1 10 53 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 874090