OFFICIAL RECEIPT

BOOK 5877 PAGE 796

FROM: William C. Irwin and wife, Phyllis B. Irwin
TO: Commerce Union Bank

This instrument prepared by:
DEARBORN & EWING, ATTORNEYS
Suite 1200, One Commerce Place
Nashville, Tennessee 37239

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
Commerce Union Bank One Commerce Place Nashville, Tennessee 37219	(Same)	18W 05025

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $25,000.00.

James Michael Mansfield
Affiant

Subscribed and sworn to before me, this the 26th day of April, 1982.

Notary Public

My Comm. Expires: 4/22/84

WARRANTY DEED

FOR AND CONSIDERATION OF the sum of Twenty-Five Thousand Dollars ($25,000.00) applied towards their indebtedness to the hereinafter named GRANTEE by said GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, we, William C. Irwin and wife, Phyllis B. Irwin, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto Commerce Union Bank, hereinafter called the GRANTEE, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being part of Lot No. 96 on the Plan of East Edgefield of record at Book 21, page 147, Register's Office for Davidson County, Tennessee.

Said Part of Lot No. 96 fronts 50 feet on the south side of Fatherland Street and runs back between parallel lines 107 feet to a dead line in the rear.

Being the same property conveyed to William C. Irwin and wife, Phyllis B. Irwin, by deed from Rita Farthing and Bonnie Nick, of record at Book 4865, page 302, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, its successors and assigns, forever, and we do covenant with the said GRANTEE 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 GRANTEE, its successors 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 26th day of April, 1982.

William C. Irwin

Phyllis B. Irwin

STATE OF TENNESSEE)

COUNTY OF Davidson)

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Personally appeared before me, Sue B. Harding, a Notary Public in and for said County and State, the within named William C. Irwin and wife, Phyllis B. Irwin, 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 seal, at office in Nashville, Tennessee, this the 27th day of April, 1982.

Sue B. Harding
NOTARY PUBLIC

My Commission Expires: 4/22/84

G.8.8.8.4.7

IDENTIF. REFERENCE

APR 27 3 40 PM '82

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

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
			25000.00- CO	
			65.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 71.50-	
4073A04/27/82			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.8.8.8.4.7

IDENTIF. REFERENCE

APR 27 3 40 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 878132