BOOK 5897 PAGE 95

*SPECIAL

File

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
Ray Randolph, Trustee	SAME	Map 82-7
(NAME)	(NAME)	Parcel 91
2211 Crestmoor		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville Tn 37215		
(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, XX Commerce Union Bank, a Tennessee banking corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ray Randolph, Trustee with full power to mortgage, sell, transfer, restrict and/or convey without the joinder of any beneficiary

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 in Lindsley's Addition, to Edgefield, a plan of which is of record in Book 57, page 25, Register's Office for said County, being on that part of said plan not numbered, being referred to as Lot Nos. 141 and 142, and described as follows:

Beginning on the westerly margin of Meridian Street 300 feet northerly from the northerly margin of Hancock Street, formerly Center Street, being J. A. Sharpe's northeast corner; thence with the westerly margin of said Meridian Street, northerly 100 feet; thence at right angles westerly 174-1/4 feet to an alley; thence with said alley southerly 100 feet to J. A. Sharpe's northwest corner; thence with his northerly line, easterly 174-1/4 feet to the beginning.

Being part of the same property conveyed to Commerce Union Bank, by Trustee's Deed from Stephen C. Baker, Trustee, of record in Book 5868, page 50, said Register's Office.

The above property is conveyed subject to the following:

1. 1982 Metropolitan Government taxes.
2. Letter from Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 5810, page 106, said Register's Office.
3. Rights of parties in actual possession of all or any part of the premises.

*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(XX) property, known as 814 Meridian Street, Nashville, Tennessee 37207
(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 10th day of June, 19 82

ATTEST: COMMERCE UNION BANK

BY: [signature] BY: [signature] V.P.

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 Ronald G. Turner and Gary Hollandsworth, with whom I am personally acquainted and who upon (his oath, their several oaths) acknowledged (himself, themselves) to be the VICE PRESIDENT and ASST. VICE PRESIDENT respectively of the Commerce Union Bank the within named bargainor, a corporation, and that (he, they) as such VICE PRESIDENT and ASST. VICE PRESIDENT, being authorized so to do, executed the foregoing instrument, for the purpose therein contained by signing the name of the corporation by the said RONALD G. TURNER as such VICE PRESIDENT, and attesting the same by the said GARY HOLLANDSWORTH as such ASST. VICE PRESIDENT.

WITNESS my hand and official seal at office at Nashville, Tennessee on this 10 day of June, 82.

My Commission Expires: 10-20-85

Judy Sanders

Notary Public

*SPECIAL **WARRANTY DEED**

FROM

Commerce Union Bank, a Tennessee banking corporation

TO

Ray Randolph, Trustee with full power to mortgage, sell, transfer, restrict and/or convey without the joinder of any beneficiary

RETURN TO:

Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

IDENTIF. REFERENCE

JUN 11 10 24 AM '82

FELIX E. NELSON REGISTER
DAVIDSON COUNTY, TN

$ 9.50 1334

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 14,200.00

Ray Randolph

Subscribed and sworn to before me this 10 day of June, 1982

My Commission Expires: 7/2/85

Carol R. Rivers

Notary Public

OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 5897 PAGE 97

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
			14200.00-	CO
			36.92	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	43.42-
2024A06/11/62			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I-34
G.9 5
IDENTIFICATION REFERENCE
JUN 11 10 24 AM '02
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 885795