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*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 89
2211 Crestmoor		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn. 37215		
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

2027 06/11 40.30- CHECK

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 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 part of an unnumbered tract on the Plan of Dr. V. S. Lindsley's Addition to Edgefield, now East Nashville, as of record in Book 57, page 25, said Register's Office, and also known as Lot No. 144 in the unrecorded part of said tract, and described as follows:

Beginning on the westerly margin of Meridian Street 200 feet north of the northerly margin of Hancock Street; thence with the westerly margin of Meridian Street northerly 50 feet; thence westerly at right angles 174-1/4 feet to the easterly margin of an alley; thence with said alley southerly 50 feet; thence easterly 174-1/4 feet to the point of 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, Register's Office for Davidson County, Tennessee.

The above property is conveyed subject to the following:

1. 1982 Metropolitan Government taxes.
2. 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.

95 1.37

IDENTIF. REFERENCE

JUN 11 10 26 AM '82

FELIX Z. DANSON JR. REGISTER DAVIDSON COUNTY, TN

This is improved (XX property, known as 808 Meridian Street, Nashville, Tennessee 37207
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

unimproved ( )

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.

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, 19 82

My Commission Expires: 10-20-85

Judy Sanderlin
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.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 13,000.00

Ray Randolph

Subscribed and sworn to before me this 10 day of June, 19 82

My Commission Expires: 7/21/85

Carol R. Rucker
Notary Public

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

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
			13000.00- CO	
			33.80 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	40.30-
2027A06/11/82			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 9 5 1 3 7

IDENTIF. REFERENCE

JUN 11 10 26 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 885798