OFFICIAL RECEIPT

*SPECIAL

BOOK 5963 PAGE 395

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
Richard W.Shaffer,Sr.	Commerce Union Bank	Map 42-13
4832 Lindell Drive (NAME)	P.O. Box 2546 (NAME)	Parcel 62
Nashville Tn. 37216 (STREET ADDRESS OR ROUTE NUMBER)	Nashville, Tennessee 37219 (STREET ADDRESS)	
(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 Richard W. Shaffer, Sr.

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:

Land in Davidson County, Tennessee, in the 11th Civil District, being Lot No. 59 on the Plan of Sherry Heights, Section III, as of record in Book 2331, pages 126 and 127, Register's Office for said County, and described as follows:

Beginning on the southerly margin of Tuckahoe Drive at the corner of Lot Nos. 58 and 59; thence with lines between said two lots, southerly 287.2 feet to the corner of Lots 58, 59 and 93; thence with the line between Lot Nos. 59 and 93, easterly 175 feet to the westerly margin of Port Drive; thence with the same northerly 238 feet to the beginning of a curve; thence around said curve, having a radius of 25 feet, northwesterly 37.2 feet to the southerly margin of Tuckahoe Drive; thence with the same westerly 107.8 feet to the point of beginning.

Being the same property conveyed to Commerce Union Bank, by Substitute Trustee's Deed from Stephen C. Baker, Substitute Trustee, of record in Book 5847, page 649, Register's Office for Davidson County, Tennessee

The above property is conveyed subject to the following:

1. Restrictive covenants of record in Book 2543, page 437, said Register's Office.

2. The Plan of record in Book 2331, pages 126 and 127, said Register's Office.

*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 701 Tuckahoe Drive, Madison, Tennessee 37115
(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 11th day of November, 19 82

ATTEST: [signature] V.P.

COMMERCE UNION BANK

BY: [signature] V. President

Form 3

[redacted] [redacted]

OFFICIAL RECEIPT

STATE OF _____)

COUNTY OF _____)

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__.

BOOK 5963 PAGE 396

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 D. MARK TURNER and RONALD G. TURNER, with whom I am personally acquainted and who upon (his ~~oath~~ their several oaths) acknowledged (~~himself~~ themselves) to be the VICE PRESIDENT and VICE PRESIDENT respectively of the Commerce Union Bank the within named bargainor, a corporation, and that (~~he~~ they) as such VICE PRESIDENT and 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 D. MARK TURNER as such VICE PRESIDENT, and attesting the same by the said RONALD G. TURNER as such VICE PRESIDENT.

WITNESS my hand and official seal at office at Nashville, Tennessee on this 11 day of November, 19 82

My Commission Expires: 10-20-85

Judy Sanders
Notary Public

*SPECIAL

WARRANTY DEED

FROM

Commerce Union Bank, a

Tennessee banking corporat

TO

Richard W. Shaffer, Sr.

RETURN TO:

Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

50

H 17038

IDENTIF. REFERENCE

NOV 12 11 01 AM '82

FELIX A. DELK, REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 63,000.00

Richard W. Shaffer Sr.

Subscribed and sworn to before me this 11 day of November, 19 82

My Commission Expires: 7/21/85

Carol R. Rivers
Notary Public

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

RECEIVED OF _____

FOR _____

BOOK 5963 PAGE 397

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
			650.00- CO	
			100.00 CO TX	
			.50 PRFEE	
			0.00 MDEED	
			CHECK 170.50-	
9574A	11/12/82	BAL	.00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 17036

IDENTIF. REFERENCE

Nov 12 11 01 AM '82

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 910051