Box 43

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
James P. Walsh et al (NAME)	Commerce Union Bank (NAME)	150-3
3324 Timbertrail Dr. (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2546 (STREET ADDRESS)	50
Antioch, Tenn. 37013 (CITY) (STATE) (ZIP CODE)	Nashville, Tenn. 37219 (CITY) (STATE) (ZIP CODE)	2041912

WARRANTY DEED

BOOK 5988 PAGE 194

For and in consideration of the sum of TEN AND NO/100----------$10.00---------- DOLLARS cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations and the agreement of the Grantees herein to assume and be responsible for the balance of $54,100.00 due and owing to Commerce Union Bank, secured by a Deed of Trust of record in Book 5980, page 12, Register's Office for Davidson County, Tennessee

We, Roy Bruce Floyd, Jr., and wife, Linda C. Floyd

have bargained and sold, and by these presents do transfer and convey unto the said James P. Walsh and Harvey Lewis

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in _____ County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 45 on the Plan of The Country, Section 2, as of record in Book 5050, page 40, Register's Office for Davidson County, Tennessee.

Said Lot No. 45 fronts 36.65 feet on the westerly margin of Timbertrail and extends back 129.90 feet on the southerly line and 112.03 feet on the northerly line to a broken line in the rear measuring 181.16 feet thereon.

Being the same property conveyed to Roy Bruce Floyd, Jr., and wife, Linda C. Floyd by deed from Randall Phillips Builders, Inc., of record in Book 5244, page 62, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX property, known as 3324 Timbertrail Drive, Antioch, Tenn. 37013 (House Number) (Street)

( ) (P. O. Address) (City or Town) (Zip Code)

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 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.

Whenever 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 14th day of December 19 82.

X Roy Bruce Floyd, Jr.
Roy Bruce Floyd, Jr.

X Linda C. Floyd
Linda C. Floyd
by Roy Bruce Floyd, Jr.
Atty in fact.

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 5988 PAGE 195

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Roy Bruce Floyd, Jr.

the bargainor ____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 14th day of December, 1982.

My commission expires 11-9-83 Notary Public Shirley L Davis

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 14th day of December, 1982, before me personally appeared Roy Bruce Floyd, Jr., to me known to be the person who executed the foregoing instrument in behalf of Linda C. Floyd and acknowledged that he executed the same as the free act and deed of said Linda C. Floyd.

Shirley L Davis
NOTARY PUBLIC

MY COMMISSION EXPIRES: 11-9-83

Commission expires ____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 60,900.00

This is equal to or greater than the property would bring at a fair and voluntary sale.

X
JAMES P. WALSH

Sworn to and subscribed before me this 15th day of December, 1982.

My commission expires September 1985 Notary Public Rita C Kelly

This instrument was prepared by:

Lawyer's Escrow Service, Inc., One Union St., Nashville, Tenn. 37201

Name | Address

WARRANTY DEED - CHECK

FROM

TO

Pioneer National Title Insurance Company
Public Square Office
311 4th Avenue North
NASHVILLE, TENNESSEE 37219

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

JAN 4 3 22 PM '83

IDENTIF. REFERENCE

H 24323

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

RECEIVED OF BOOK 5988 PAGE 196

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

60920.00- CO
164.34 CO TX
.50 PRFEE
0.00 MDEED
CHECK 164.34-
90203A01/04/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H24323

IDENTIF. REFERENCE T

JAN 4 3 22 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 919173