*SPECIAL

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
Timothy H. Goodman	SAME	Tract I-Map 87,
(NAME) 281 Bonnaspring Dr.	(NAME)	Parcel 72;
(STREET ADDRESS OR ROUTE NUMBER) Hermitage Tn. 37076	(STREET ADDRESS)	Tract II-Map 64, Parcel 36
(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 Timothy H. Goodman

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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:

(SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED BY REFERENCE AS FULLY AS THOUGH COPIED HEREIN.)

The property described in Exhibit A is conveyed subject to 1983 Metropolitan Government taxes.

*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 XX
This is improved ( ) property, known as (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 8th day of February, 1983

ATTEST: COMMERCE UNION BANK

BY: A.V.P. BY: Vice President

Form 3

STATE OF _____)

COUNTY OF _____)

Personal'y 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)

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Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared D. MARK TURNER and AL BABICH, 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 D. MARK TURNER as such VICE PRESIDENT, and attesting the same by the said AL BABICH as such ASST. VICE PRESIDENT.

WITNESS my hand and official seal at office at Nashville, Tennessee on this 8 day of February 19 83

My Commission Expires: 10-20-85

Judy Sanders
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

WARRANTY DEED

FROM
Commerce Union Bank, a
Tennessee banking corporation
TO
Timothy H. Goodman

*SPECIAL

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 $ 4,250.00

Tim Goodman

Subscribed and sworn to before me this 8 day of Feb., 1983

My Commission Expires: 7/2/85

Carol R. Rivers
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

OFFICIAL RECEIPT

EXHIBIT A

TRACT NO. I:

A certain tract or parcel of land situated in the 4th Civil District of Davidson County, Tennessee, at the northwest corner of the Central Pike and Melvin Road.

Beginning at the southeast corner of a 40 acre tract bought by Jackson from Earhart in Book 387, page 44, Register's Office for Davidson County, Tennessee; running with the north line of Central Pike north 85-3/4° west 167 feet to a stake; thence north 4-3/4° east 40 feet to a stake; thence north 80-1/4° west 100 feet to a stake; thence north 4-3/4° east 300 feet to a stake; thence north 69-3/4° east 180 feet to a point in the center of a creek; thence up the creek south 23-1/4° east 225 feet to the center of a bridge; thence south 4-3/4° west 226 feet to the beginning and containing 2.13 acres, more or less.

Included in the above description but excluded in this conveyance is a strip of land 20 feet wide, more or less lying along the north right of way line of the original Central Pike, 167 feet long as now used in the new right of way and a strip 20 foot wide, more or less and 100 feet long lying north of the Oakley Eakes property and a 25 foot strip by 226 feet lying along the east line of said tract the same being used as a right of way for Melvin Road; said strips containing 0.25 acres, more or less.

TRACT NO. I being the same property conveyed to Commerce Union Bank, by Trustee's Deed from Stephen C. Baker, Trustee, of record in Book 5860, page 61, Register's Office for Davidson County, Tennessee.

TRACT NO. II:

A small triangular tract of land located in the 4th Civil District of Davidson County, Tennessee, at the northwest corner of the intersection of Saundersville Road and Andrew Jackson Parkway, identified as Parcel 36, Map 64 Metro Tax Map; and further described by survey of James A. Hamilton, Jr., as follows:

Beginning at a monument on the northerly margin of Saundersville Road at the beginning of a curve to the left at the intersection of Saundersville Road and Andrew Jackson Parkway; thence with said curve with a radius of 25 feet, a distance of 40.31 feet to a monument on the westerly side of Andrew Jackson Parkway; thence with the westerly margin of Andrew Jackson Parkway North 1° 06' 19" east 128.52 feet to a monument; thence with a curve to the right along the southeasterly right of way of Old Saundersville Road; said curve having a radius of 425.14 feet a distance of 228.35 feet to a monument at the intersection of the right of way of Old Saundersville Road and the northerly margin of the new Saundersville Road; thence with the northerly margin of the new Saundersville Road south 86° 30' east 131.9 feet to the point of beginning and containing 9670 square feet or .222 acres, more or less.

TRACT NO. II being the same property conveyed to Commerce Union Bank, by Trustee's Deed from Stephen C. Baker, Trustee, of record in Book 5860, page 64, Register's Office for Davidson County, Tennessee.

02/09/20.42- CHECK
H30314
IDENTIF. REFERENCE
FEB 9 11 07 AM '03
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN
6287

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
			4250.00- CO	
			10.92 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	20.42-
			628/A02/09/03 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

R30314

IDENTIF. REFERENCE

FEB 9 11 07 AM '03

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 928481