BOOK 6062 PAGE 478

*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
Jonna Rena Holt	SAME	Map 81-7
(NAME)	(NAME)	
Box 40887		Parcel 29
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville Tn. 37204		
(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 Jonna Rena Holt, an unmarried person

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, being parts of Lot Nos. 1 and 2 on the Plan of W. B. Street's Subdivision of the Nichol Property as of record in Book 161, page 97, Register's Office for said County, described together according to a survey made by Watkins and Murray, Surveyors, March 12, 1947, as follows:

Beginning at an iron pin, the northeast corner of U. S. Highway No. 41 or State Highway No. 12 and Bond Street; thence with the northeasterly margin of said Highway, South 56° 50' east 185.4 feet to an iron pin on the westerly margin of an alley; thence with said alley, northwardly 104 feet to an iron pin on the southerly margin of McDaniel Street; thence with said Street north 87° 55' west 150 feet to an iron pin on the easterly margin of Bond Street; thence with said Street, South 3° east 7 feet to the beginning.

Being the same property conveyed to Commerce Union Bank, by Successor Trustee's Deed from Jefferson H. Ockerman, Successor Trustee, of record in Book 6012, page 238, said Register's Office.

The above property 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.

4973.4

IDENTIF. REFERENCE

MAY 24 3 30 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved ~~KX~~ property, known as 1707 Clarksville Pike, Nashville, Tennessee 37208
(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 24th day of May, 19 83

ATTEST:

BY: Carol P. Brown
Banking Officer

COMMERCE UNION BANK

BY: Tom M. Smith Vice President

Form 3

OFFICIAL RECEIPT

STATE OF _____)

COUNTY OF _____)

BOOK 6062 PAGE 479

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 Ron N. Snedecum and Gerald D. Neenan with whom I am personally acquainted and who upon (his oath, their several oaths) acknowledged (himself, themselves) to be the Vice President and Banking Officer respectively of the Commerce Union Bank the within named bargainor, a corporation, and that (he, they) as such Vice President and Banking Officer, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Ron N. Snedecum as such Vice President, and attesting the same by the said Gerald D. Neenan as such Banking Officer.

WITNESS my hand and official seal at office at Nashville, Tennessee on this 24 day of May, 1983

My Commission Expires: 10-20-85

Judy - Sanders
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

*SPECIAL **WARRANTY DEED**

FROM
Commerce Union Bank, a Tennessee banking corporation

TO
Jonna Rena Holt, an unmarried person

50

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 $ 28,000.00

Commerce Union Bank By Gerald D. Neenan Banking Officer

Subscribed and sworn to before me this 24th day of MAY, 1983

My Commission Expires: 10-20-85

Judy Sanders
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 6065 PAGE 480

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
			28000.00- CO	
			72.80 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	79.30-
9873A05/24/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 4 9 7 3 4

IDENTIF. REFERENCE

MAY 24 3 30 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 951291