Prepared By:
Gail Rigg, Attorney
One Commerce Place
Nashville, TN 37239

WARRANTY DEED

BOOK 6068 PAGE 967

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Thomas C. Mitchell and wife, Yvonne C. Mitchell and James P. Mitchell (NAME)	Commerce Union Bank (NAME)	142-15
638 Harpeth Bend Road (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2546 (STREET ADDRESS)	#8
Nashville, TN (CITY) (STATE) (ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	9D-28871

FOR AND IN CONSIDERATION of the sum of Ten and No/100---------- *Dollars,*

and other good and valuable consideration, the receipt of which is hereby acknowledged, and the assumption by the grantee of the unpaid principal balance of a note payable to Commerce Union Bank, secured by a deed of trust of record in Book 5637, Page 146, Register's Office for Davidson County, Tennessee, and the assumption of the escrow account therein.

William U. Smith and wife, Margaret L. Smith

have this day bargained and sold, and do hereby transfer and convey unto the said

Thomas C. Mitchell and wife, Yvonne C. Mitchell and James P. Mitchell

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 89 on the plan of Section 1, Harpeth Valley Park, of record in Book 3600, Pages 93 and 94, said Register's Office.

Said Lot No. 89 fronts 90.0 feet on the northerly margin of Harpeth Bend Drive and extends back 182.8 feet on the easterly line and 182.5 feet on westerly line to a dead line in the rear, at the right-of-way of the L&N Railroad, measuring 90.0 feet thereon.

Being the same property conveyed to William U. Smith and wife, Margaret L. Smith, by deed from Retirement Investment Company, a partnership composed of James H. Corbitt, Jr., James Lowery Hibbett, Wesley M. Warfield, Jr., of record in Book 4727, Page 435, said Register's Office.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $ 73,960.00

Subscribed and sworn to before me, this the 1st day of June, 19 83

Affiant

My commission expires 1/20/85 (Affix Seal)

Notary Public

Unimproved ( )
This is improved ( ) property, known as 638 Harpeth Bend Road, Nashville, TN (House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered. except for 1983 taxes; Deed of trust in Bk.5637, P.146; Plan of record in Bk.3600, P.93; Restrictive covenants in Bk.3857, P.258; Easement in Bk. 4481, P.140

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 1st *day of* June, 19 83, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

William U. Smith

William U. Smith

Margaret L. Smith

Margaret L. Smith

BOOK 6068 PAGE 968

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *a Notary Public in and for said County and State,* William U. Smith and wife, Margaret L. Smith

*the within named bargainor*s*, with whom I am personally acquainted, and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville *Tennessee, this* 1st *day of* June *, 19* 83

Commission expires 1/20/85 *Notary Public*

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ... *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

Notary Public

Commission expires .....

RUSH

FELIX Z. WHITESIDE, REGISTER
DAVIDSON COUNTY, TN
JUN 3 10 59 AM '83

IDENTIF. REFERENCE

H.S. 1793

WARRANTY DEED

FROM
William U. Smith et ux

TO
Thomas C. Mitchell et al

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 6068 PAGE 969

FOR _____

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			73960.00- CO	
			192.40 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	198.90-
2264A	06/03/83		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 5 1 7 9 3

IDENTIF. REFERENCE

JUN 3 10 53 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 953611