File 1

FORM NO. WD-1

BOOK 6144 PAGE 765

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $_____

$27,500.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF September, 1983.

Notary Public

MY COMMISSION EXPIRES: 2-23-86

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer, Attorneys, 212 Third Avenue North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
GRANDVUL LINZA (NAME)	Commerce Union Bank (NAME)	MAP 93-4
1001 Dew Street (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	PAR 84
Nashville, Tn. 37206 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37239 (CITY) (STATE) (ZIP)	18W-9400

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, GERALD C. SANDERS and wife, JOAN SANDERS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GRANDVUL LINZA and wife, ROSIE LEE LINZA

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, described according to a mortgage loan inspection performed by John Kohl, dated 9-14-83, as follows:
BEGINNING at a point in the easterly boundary of South 10th Street at the point it meets the northerly boundary of Dew Street; thence, following South 10th Street in a northerly direction 129.54 feet, more or less, to a point in the southerly margin of a 15 ft. alley; thence, following said alley in an easterly direction 81.9 feet to a point; thence, in a southerly direction, 150 feet to a point in the northerly boundary of Dew Street; thence following a curve with a radius of 50 feet in a northwesterly direction a distance of 62 feet, more or less to the point of beginning.

BEING the same property conveyed to Gerald C. Sanders and wife, Joan Sanders by deed from Eldred Davids Montgomery and wife, Bobbie Carolyn Montgomery, of record in Book 5091, Page 391, Register's Office for Davidson County, Tenn.

H 7.6 0 6 8.

IDENTIF. REFERENCE

Sep 27 12 30 PM '83

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

CHECK

This is unimproved ( )
This is improved (X) property, known as 1001 Dew Street, Nashville, Tn. 37206
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

09/27 78.00-

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. 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 their hands this 23rd day of September, 1983

GERALD C. SANDERS Gerald C Sanders

393 JOAN SANDERS Joan Sanders

STATE OF TENNESSEE
Davidson County

BOOK 6144 PAGE 767

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named GERALD C. SANDERS and wife, JOAN SANDERS

the bargainors, 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 23rd day of September 1983

Commission expires 7-27-86

Gail C. Vickery
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

GERALD C. SANDERS

JOAN SANDERS

TO

GRANDVUL LINZA

ROSIE LEE LINZA

PREPARED BY:

SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201

Phone: 259-3666

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

RECEIVED OF _____

FOR _____

BOOK 6144 PAGE 768

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
			27500.00- CO	
			71.50 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	78.00-
0393A	09/27/83		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7.6.0 6 8

IDENTIF. REFERENCE

SEP 27 12 30 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 981599