This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM
John J. Keith and wife
Melody C. Keith

TO
Ricky W. Spann and wife
Dawn G. Spann

For draftsman's use

THIS INSTRUMENT WAS PREPARED BY:
Marvin A. Thompson
107 Jefferson Sq.
Nashville, Tn. 37215

BOOK 5201 PAGE 851

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ricky W. Spann and wife, Dawn G. Spann (NAME)	Commerce Union Bank (NAME)	148-8
4724 Terragon Trail (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2548 (STREET ADDRESS)	172
Antioch, Tenn. 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37219 (CITY) (STATE) (ZIP)	2DU-68844

(FOR REGISTER'S USE)

H 93974

IDENTIF. REFERENCE

DEC 27 2 17 PM '83

FELIX Z. NELSON, JR. REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 39,930.00 John J. Keith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF December 1983

Gary O. Gwynn
Notary Public

MY COMMISSION EXPIRES: 10-14-86

(AFFIX SEAL)

For and in Consideration of the sum of $10.00

- - - - - - - - - - - -TEN AND NO/100- - - - - - - - - - - - DOLLARS

cash in hand paid by the herinafter named Grantees, and other valuable consideration, the receipt of which is hereby acknowledged, including the assumption of the unpaid balance or a note dated July 26, 1978 payable to the Tennessee Housing Development Agency in the original amount of $30,950.00, secured by a Deed of Trust of record in Book 5316, page 543, Register's Office for Davidson County Tennessee.

We, John J. Keith and wife, Melody C. Keith

have bargained and sold, and by these presents do transfer and convey unto the said

Ricky W. Spann and wife, Dawn G. Spann

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 6 on the second revised Plan of Terragon Trail, Section, 5 of record in Book 5200, page 18, Register's Office for said County

SAID Lot No. 6, fronts 88.47 feet on the westerly side of Terragon Trail and extends back 119.49 on the southerly line and 112.09 on the northerly line to a dead line in the rear measuring 46.97 feet thereon.

Being the same property conveyed to John J. Keith, unmarried by deed from William R. Foster and wife, Donna Foster of record in Book 5506, Page 385, Register's Office for Davidson County, Tennessee. John J. Keith having since married, his wife Melody C. Keith joins in this conveyance.

THIS conveyance is subject to any and all existing easements and restrictions of record.

12/27 110.24- CHECK

2012

BOOK 6201 PAGE 852

WD-2

This is unimproved (X) improved ( ) property, known as 4724 Terragon Trail (House Number) (Street) Antioch, Tn. 37013 P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Ricky W. Spann and wife, Dawn G. Spann their heirs and assigns, forever.

And We do covenant with the said Ricky W. Spann and wife, Dawn G. Spann 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.

And We John J. Keith and wife, Melody C. Keith do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Ricky W. Spann and wife, Dawn G. Spann their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 27th day of Dec., 1983

John J. Keith

Melody C. Keith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Gary O. GREGORY, a Notary Public in and for said County and State, the within named John J. Keith and wife, Melody C. Keith

the 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 Davidson County Tennessee, this 27th day of Dec., 1983.

Gary O. Gregory, Notary Public

Commission expires 10-19-86

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 .....

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

RECEIVED OF _____

FOR _____

BOOK 6201 PAGE 853

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
			39930.00-	CAMT.
			103.74	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	110.24-
2012A12/27/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 9 3 9 7 4

IDENTIF. REFERENCE

DEC 27 2 10 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 2552