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
Michael L. Allen & wife, Amy G. Allen	Commerce Union Bank (NAME)	Map 145-3
1305 Tyne Blvd. (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	Parcel 31
Nashville, Tn. 37215 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

BOOK 6212 PAGE 452

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~~, I, Ronald E. Underwood, an unmarried person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael L. Allen and wife, Amy G. Allen

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:

Being Lot No. 1 in Section VI, Harpeth Acres Subdivision, as of record in Book 2331, page 85, Register's Office for Davidson County, Tennessee.

Said Lot No. 1 fronts 151.78 feet on the south side of Tyne Boulevard, and runs back between lines, 475 feet on the east side and 481.3 feet on the west side to a dead line in the rear, measuring 80.0 feet thereon.

Being the same property conveyed to Ronald E. Underwood, by deed from Louise L. Bise, of record in Book 5336, page 794, said Register's Office.

The above property is conveyed subject to the following:

1. 1984 Metropolitan Government taxes.

2. The Plan of record in Book 2331, page 85, said Register's Office.

H 9 6 9 2 5

IDENTIF. REFERENCE

JAN 11 2 14 PM '84

FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 1305 Tyne Boulevard, Nashville, Tennessee 37215
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

01/11 256.10- CHECK

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 my hand this 10th day of January, 19 84

Ronald E. Underwood
Ronald E. Underwood

5509

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ronald E. Underwood, the bargainor with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 10 day of January, 1984

Commission Expires: 7/2/85

Carol R. Rivers
Notary Public

CAROL R. RIVERS NOTARY PUBLIC AT LARGE TENN.

STATE OF _____)

COUNTY OF _____)

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 purpose 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 ___ day of _____, 19__.

My Commission Expires: _____

_____
Notary Public

WARRANTY DEED

FROM
Ronald E. Underwood, an
unmarried person
TO
Michael L. Allen and wife,
Amy G. Allen

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 $ 96,000.00

Amy G. Allen

Subscribed and sworn to before me this 10 day of January, 1984

My Commission Expires: 7/2/85

Carol R. Rivers
Notary Public

CAROL R. RIVERS NOTARY PUBLIC AT LARGE TENN.

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

96000.00- CAMT.
249.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 256.10-
530940 1/11/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 96925

IDENTIF. REFERENCE

JAN 11 2 14 PM '84

FELIX Z. WILSON, CO. REGISTER
DAVIDSON COUNTY, TN

No. 5952