BOOK 6274 PAGE 659

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 63,500.00

Charles M. Welfel
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF April, 19 84

Notary Public

MY COMMISSION EXPIRES: July 18, 1987

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, SUITE 100, 325 PLUS PARK BLVD., NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles M. Welfel (NAME)	Commerce Union Bank (NAME)	MAP 78
5274 Tidwell Hollow Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	PAR. 76
Nashville, TN 37218 (CITY) (STATE) (P. O ZIP)	Nahville, TN 37219 (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, Donald R. Owen and wife, Linda Kay Owen

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles M. Welfel and wife, Susan H. Welfel

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 the 13th Civil District of said County and State, being Tract 13-A as shown on a survey made by Southern Land Surveying Company, Inc. dated December 2, 1967, revised January 7, 1972, as follows:

Beginning on the southeasterly margin of Tidwell Hollow Road at the northeast corner of the property conveyed to Joe W. Collier and wife, by deed from Lewis W. Collier and wife, of record in Book 4390, page 405, Register's Office for said County; thence with Collier's northeasterly line, S 41 deg. 11 mins. E 1168.07 feet; thence N 61 deg. 21 mins. 59 sec. E 145.42 feet; thence N 78 deg. 45 mins. 48 sec. E 65.84 feet; thence N 40 deg. 28 mins. W 1124.81 feet to the southeasterly margin of Tidwell Hollow Road; thence with said Road, S 49 deg. 29 mins. W 208.2 feet to the beginning, containing 5.48 acres, more or less.

BEING the same property conveyed to Donald R. Owen and wife, Diane Owen by deed from Dale S. Collier and Leola Tidwell Simpkins, of record in Deed Book 4575, page 283, Register's Office for said County. The said Dian Owen having since died.

Linda Kay Owen, wife of the grantor, joins in this conveyance for the purpose of relinquishing any and all interests she may have in the above described property by reason of marital status.

CHECK

This is unimproved (XX) improved ( ) property, known as 5274 Tidwell Hollow Road, Nashville, TN 37218
(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 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 our hands this 18th day of April, 19 84

Linda Kay Owen — Donald R. Owen

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 Donald R. Owen and wife, Linda Kay Owen

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 18th day of April 1984

Commission expires July 18, 1987

Notary Public

STATE OF TENNESSEE }

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
Donald R. Owen
Diane Owen

TO
Charles M. Welfel
Susan H. Welfel

RUSH

Return to:
LEON SHARBER, ATTORNEY
325 PLUS PARK BOULEVARD
NASHVILLE, TENNESSEE 37217

RECEIVED FOR RECORD
DAVIDSON COUNTY, TN
Apr 20 9 16 AM '84

IDENTIFICATION REFERENCE

49116

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

RECEIVED OF _____ BOOK 5274 PAGE 661

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
			63500.00- CAMT.	
			165.10 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	171.60-
0020A04/20/84			CAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11576 4

No. 29731