File Box 43

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $ 50,000.00
Affiant
Subscribed and sworn to before me, this the 29th day of March, 1985.
Notary Public
My Comm. Expires: 4/20/86

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:

LAWYER'S ESCROW SERVICE, INC. One Union Street, Nashville, TN 37219

800 6523 PAGE 488

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Francis S. Guess	Commerce Union Bank	13DA-61595
3723 Old Hydes Ferry Pike	P. O. Box 2546	Map: 69-16
Nashville, TN 37218	Nashville, TN 37219	Par: 42

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

Maynard Thompson, Robert Thompson, Louise Ray, Martha Thompson, Corrie Whitehead, Sally McCluney, Rosella Thompson, and Ernest Thompson, all the Heirs at Law of Alton E. Thompson, deceased

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

FRANCIS S. GUESS

HEREINAFTER CALLED THE GRANTEE(S), 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 Davidson County, Tennessee, and described according to a survey made by Clyde D. Anderson, Surveyor, July 9th, 1955, as follows:

BEGINNING at a point in the center line of the Old Hyde Ferry Pike opposite an iron pin at the Northwest corner of this tract; thence, South 53° West 310 feet to an iron pin; thence, South 47° East 100 feet to an iron pin; thence, Northwestly 292.6 feet passing through an iron pin to the center line of said Pike; thence, with the center line of the same Northwesterly 100 feet to the point of beginning, which point of beginning is 275.5 feet, more or less, East of the Easterly margin of Hyde Ferry Pike.

BEING the same property conveyed to Alton E. Thompson by deed from Doc McGavock, John McGavock, Sarah Wilson, and Myrtle McGavock Beard, of record in Book 2453, Page 563, Register's Office for Davidson County, Tennessee. The said Alton E. Thompson having since died.

This is improved property known as: 3723 Old Hydes Ferry Pike, Nashville, TN 37218

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

CK/CI 139.50 CHECK

3504

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. 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 on this 6th day of March, 1985.

Maynard Thompson
Maynard Thompson

Louise Ray
Louise Ray

Martha Thompson
Martha Thompson

Corrie Whitehead
Corrie Whitehead

Rosella Thompson
Rosella Thompson

Sally McCluney
Sally McCluney

Robert Thompson
Robert Thompson

Ernest Thompson
Ernest Thompson

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.
APR 1 10 46 AM 1985
IDENTIF. REFERENCE
I 93221

STATE OF TENNESSEE
COUNTY OF JEFFERSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MAYNARD THOMPSON, the bargainor, with whom I am personally acquainted, or proved to me upon the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Strawberry Plains, Tennessee, this the 6th day of March, 1985.

Notary Public (Seal)

My Comm. expires: 4/20/86

STATE OF TENNESSEE
COUNTY OF JEFFERSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MARTHA THOMPSON, the bargainor, with whom I am personally acquainted, or proved to me upon the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Strawberry Plains, Tennessee, this the 8 day of March, 1985.

Notary Public (Seal)

My Comm. expires: July 30, 1986

STATE OF TENNESSEE
COUNTY OF JEFFERSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ROSELLA THOMPSON, the bargainor, with whom I am personally acquainted, or proved to me upon the basis of satisfactory evidence, and who acknowledg4d that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Strawberry Plains, Tennessee, this the 8 day of March, 1985.

Notary Public (Seal)

My Comm. expires: July 30, 1986

STATE OF TENNESSEE
COUNTY OF GRANGER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ROBERT THOMPSON (Robert Thompson Mark), the bargainor, with whom I am personally acquainted, or proved to me upon the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Rutledge, Tennessee, this the 8 day of MARCH, 1985.

Nadine Stansberry
Notary Public (Seal)

My Comm. expires: 9/11/88

STATE OF TENNESSEE
COUNTY OF KNOX

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named LOUISE RAY, the bargainor, with whom I am personally acquainted, or proved to me upon the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Knoxville, Tennessee, this the 9 day of March, 1985.

William T. Bourne
Notary Public (Seal)

My Comm. expires: MY COMMISSION EXPIRES JULY 18, 1988

STATE OF TENNESSEE
COUNTY OF KNOX

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named CORRIE WHITEHEAD, the bargainor, with whom I am personally acquainted, or proved to me upon the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Knoxville, Tennessee, on this the 9 day of March, 1985.

William T. Bourne
Notary Public (Seal)

My Comm. expires: MY COMMISSION EXPIRES JULY 18, 1988

STATE OF TENNESSEE
COUNTY OF KNOX

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named SALLY McCLUNEY, the bargainor, with whom I am personally acquainted, or proved to me upon the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Knoxville, Tennessee, on this the 9 day of March, 1985.

William T. Bourne
Notary Public (Seal)

My Comm. expires: MY COMMISSION EXPIRES JULY 18, 1988

STATE OF TENNESSEE
COUNTY OF KNOX

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ERNEST THOMPSON, the bargainor, with whom I am personally acquainted, or proved to me upon the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Knoxville, Tennessee, on this the 9 day of March, 1985.

William T. Bourne
Notary Public (Seal)

MY COMMISSION EXPIRES JULY 18, 1988

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

RECEIVED OF _____

FOR _____

BOOK 6523 PAGE 491

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
			50000.00- CAMT.	
			130.00 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	139.50-
			3804A04/01#85 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 9 3 2 2 I

IDENTIF. REFERENCE

APR 1 10 46 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 120857