ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Steven E. Crook & Assoc. (NAME)	Same as new owner (NAME)	13DA-59245 70-13-149
631 Woodland Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	13DA-59245 70-13-152
Nashville, Tennessee 37206 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 6546 PAGE 742

For and in consideration of the sum of Ten and ($10.00) no/100---------- DOLLARS

Cash in hand paid by the Grantee(s) herein and other good and valuable considerations, the receipt of which is hereby acknowledged,

Commerce Union Bank,

have bargained and sold, and by these presents do transfer and convey unto the said Steven E. Crook & Associates

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being a tract of land in the First Civil District of Nashville, Davidson County, Tennessee located in the southwesterly quadrant of the intersection of U.S. Highway 41-A (Clarksville Highway) and South Hamilton Road and being more particularly described as follows:

Beginning at a point in the southerly margin of U.S. Highway 41-A, as widened, at said margin's intersection with the centerline of Old Hydes Ferry Pike (closed by Metro Council Bill No. 85-655);

THENCE, with said centerline, N 88° 06' 39" W, 247.04 feet to a point;

THENCE, leaving said centerline, with a line serving Commerce Union Bank of record in Book 6030, page 734, R.O.D.C., N 38o 58' 53" E, 149.02 feet to a point in the southerly margin of U.S. Highway 41-A;

THENCE, with said margin, S 51° 01' 07" E, 193.65 feet to a point;

THENCE, continuing with said margin and a curve to the right having a central angle of 01° 09' 43" and a radius of 168.00 feet for a distance of 3.41 feet to the point of beginning.

Containing 14,687 square feet or 0.34 acres, more or less.

Being part of the same property conveyed to Commerce Union Bank, by deed from John C. Phipps, II, Substitute Trustee, of record in Book 5862, page 742, Register's Office for Davidson County, Tennessee, and being the same property conveyed to Commerce Union Bank, by deed from Nelson W. Holt, Jr., an unmarried person, of record in Book 6030, page 734, said Register's Office , and being that portion of Old Hydes Ferry Pike (closed) extending from the westerly right of way of Clarksville Pike along the southerly boundary line of the herein described property, as set out in Metro Council Bill No. 085-655.

This is unimproved ( ) improved (X) property, known as Clarksville Highway at Old Hydes Ferry Pike (House Number) (Street)

Nashville, Tennessee (P. O. Address) (City or Town) (Zip Code)

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.

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 this 1st day of May, 19 85.

Commerce Union Bank

By: Robert S. Moon AVP. Prop. Mgr

Robert S. Moon, Assistant Vice President, Property Manager

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STATE OF TENNESSEE

COUNTY OF ______________________

Personally appeared before me, ______________________, a Notary Public in and for said County and State, the within named ______________________

the bargainor ______________________, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that ______________________ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ______________________, this ____________ day of ______________________, 19____.

My commission expires ______________________ Notary Public ______________________

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public of the State and County aforesaid, personally appeared Robert S. Moon XXXXXX with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be the Assist. Vice President. Property Manager XXXXXX respectively of Commerce Union Bank, the within named bargainor, a corporation, and that Robert S. Moon as such Assist. Vice President. Property Manager XXXXXXX executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Robert S. Moon as Assist. Vice President Property Manager XXXXXXXXXXXXXXXXXXXXXXX XXXXXXX XXXXX.

Witness my hand and seal, at office in Nashville, Tennessee, this 1st day of May, 19 85.

[signature] Notary Public

Commission expires 1-18-87

STATE OF TENNESSEE

COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 62,419.75

This is equal to or greater than the property would bring at a fair and voluntary sale.

[signature]

Sworn to and subscribed before me this 1st day of May, 19 85

My commission expires 1-18-87 Notary Public [signature]

This instrument was prepared by:

William T. Bozeman, Attorney	344 4th Avenue North, Nashville, Tennessee 37219
Name	Address

WARRANTY DEED

FROM

TO

J011706

IDENTIF. REFERENCE

MAY 2 9 55 AM '85

FELIX ... REGISTER DAVIDSON COUNTY, TN

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

FILE TICOR TITLE INSURANCE COMPANY

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

62419.75- CAMT.
162.24 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 168.74-
3568A05/02/85 BAL. .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J01106

IDENTIF. REFERENCE

MAY 2 9 55 AM 85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 130364