BOOK 6755 PAGE 301

66121

This Instrument Prepared By:
Paul S. Parker
DODSON, HARRIS, ROBINSON & ADEN
900 Nashville City Bank Building
P.O. Box 2524
Nashville, TN 37219

IDENTIFICATION REFERENCE

JAN 3 3 13 PM '86

FELIX A. WILKINSON REGISTER

WARRANTY DEED

Address New Owner As Follows:	Send Tax Bills To:	Map & Parcel Number
Jennie Vanetta Brown Jennie Vanetta Carter 722 Harpeth Trace Drive Nashville, Tennessee 37221	Same	Map - 71-14 Parcel - 381

FOR AND IN CONSIDERATION of the sum of Eighty Thousand and 00/100 ($80,000.00) Dollars, cash in hand paid by Jennie Vanetta Brown and Jennie Vanetta Carter; the Absolute Receipt, Release and Waiver of Notice of Final Accounting of Jennie Vanetta Brown; and the Absolute Receipt, Release and Waiver of Notice of Final Accounting of Jennie Vanetta Carter (Jennie Vanetta Brown and Jennie Vanetta Carter being hereinafter collectively referred to as "Grantee"), the receipt of which is hereby acknowledged, COMMERCE UNION BANK, a Tennessee banking corporation with its main offices in Nashville, Tennessee, acting solely in its capacity as Executor under the Last Will and Testament of William A. Nabors (the decedent also having been known as W. A. Nabors) ("Grantor'), has granted, bargained, sold and conveyed, and does hereby grant, bargain, sell and convey unto Grantee the following described premises, with the hereditaments and appurtenances thereto appertaining, the following tract of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of River Shore Industrial Park, as of record in Book 4460, Page 152, said Register's Office, to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to W. A. Nabors and Vanetta G. Nabors, husband and wife by deed from J. B. Thomas and Lucille Thomas, husband and wife, of record in Book 2449, Page 389, Register's Office of Davidson County, Tennessee. Vanetta G. Nabors having predeceased W. A. Nabors. The Last Will and Testament of William A. Nabors (also having been known as W. A. Nabors) being of record in Will Book 144, Page 413, Office of the Davidson County Probate Court Clerk.

The foregoing conveyance is subject, however, to:

(i) Easement for storm drainage purposes was granted to Metropolitan Government by instrument of record in Book 4017, Page 404, Register's Office for Davidson County, Tennessee.

(ii) Easement granted to United States of America by virtue of condemnation proceeding, a certified copy of the final judgment is of record in Book 2157, Page 445, said Register's Office. This Judgment is in connection with Cheatham Lock and Dam project on the Cumberland River known as Project No. 1-1266-E.

(iii) Lease Agreement by and between W. A. Nabors and W. A. Nabors Company, Inc., a Tennessee corporation, by instrument of record in Book 5804, Page 749, Register's Office for Davidson County, Tennessee.

(iv) Lease Agreement by and between W. A. Nabors Company, Inc., a Tennessee corporation, and National Material Corporation, an Illinois corporation, by instrument of record in Book 5911, Page 245, Register's Office for Davidson County, Tennessee.

(v) Absolute Assignment of Lease Agreement by and between W. A. Nabors Company, Inc., a Tennessee corporation, and Commerce Union Bank, acting in its sole capacity as Executor of the Estate of W. A. Nabors, by instrument of record in Book 6191, Page 71, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $240,000.00.

Jennie Vanetta Carter
Affiant

SUBSCRIBED AND SWORN TO before me this 5th day of DECEMBER, 1985.

L. Tonee Spears
Notary Public

TONEE L. SPEARS NOTARY PUBLIC AT LARGE STATE OF TENN.

My commission expires:
9-9-89

This is improved property known as 1328 Whites Creek Pike, Nashville, Tennessee.

To have and to hold said real estate, with the appurtenances, estate, title and interest belonging to the said Jennie Vanetta Brown and Jennie Vanetta Carter, their heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered except as set forth herein and for the lien of 1985 taxes which are hereby assumed by Grantee.

OFFICIAL RECEIPT

Grantor further covenants and binds its successors, representatives and assigns, to warrant and forever defend the title to said real estate to said Jennie Vanetta Brown and Jennie Vanetta Carter, their heirs and assigns, against the lawful claims of all persons.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARED, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed by its duly authorized offices this 3RD day of DECEMBER, 1985.

COMMERCE UNION BANK,
Acting in its sole capacity as
Executor under the Last Will and
Testament of W. A. Nabors.

BY: Charles J. Vacca
Charles J. Vacca
Senior Vice President and
Trust Officer

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, S. Torre Spears, a Notary Public of the State and County aforesaid, personally appeared Charles J. Vacca with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a Senior Vice President and Trust Officer of Commerce Union Bank, a banking corporation acting in its sole capacity as Executor under the Last Will and Testament of W. A. Nabors, the within named bargainor, and that he as such Senior Vice President and Trust Officer being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Senior Vice President and Trust Officer.

WITNESS my hand and seal at office in Nashville, Tennessee, this 3rd day of DECEMBER, 1985.

S. Torre Spears
Notary Public

My commission expires:

9-9-89

S. TORRE SPEARS NOTARY PUBLIC AT LARGE STATE OF 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

240[illegible].00- CAPT.
624.00 CSTAX
.50 PRFEE
9.00 MTG-D
CHECK 633.50-
2631A01/03/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

66121

IDENTIFT REFERENCE

JAN 3 3 13 PM '86

FELIX Z. WILSON, II
DAVIDSON COUNTY

No. 207468