ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Mark Adam Hobbs (NAME)	Commerce Union Bank (NAME)	150-47
3610 Victoria Station Ct. (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	2D44100
Antioch, TN 37013 (CITY) (STATE) (ZIP CODE)	Nashville, TN 37219 (CITY) (STATE) (ZIP CODE)	Map 150-4 Par. 6 Ja

WARRANTY DEED

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For and in consideration of the sum of Ten and No/100----------
----------($10.00)---------- DOLLARS
paid in cash, and other good and valuable consideration received from the Grantee herein, including the agreement of said Grantee to assume and pay the balance of that certain indebtedness which is secured by lien on the property herein conveyed and payable to Commerce Union Bank,

I, Patricia M. Roscoe, unmarried,
have bargained and sold, and by these presents do transfer and convey unto the said
Mark Adam Hobbs, unmarried

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

Land in Davidson County, Tennessee, being Lot No. 40A on the Plan of Chelsea of Priest Lake, Section One-A, Lots 38 through 42, of record in Book 6250, page 87, Register's Office for Davidson County, Tennessee.

Said Lot No. 40A fronts 22.29 feet on the easterly margin of Victoria Station Court and runs back 139.88 feet on the southerly line and runs back 220.08 feet on the northerly line to a dead line in the rear which measures 129.99 feet thereon.

Being the same property conveyed to Patricia M. Roscoe, unmarried, by deed from Philhall Corporation, of record in Book 6373, page 696, Register's Office for Davidson County, Tennessee.

6.7107

IDENTIFT REFERENCE

JAN 8 10 46 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

unimproved ( )
This is improved (X) property, known as 3610 Victoria Station Court
(House Number) (Street)
Antioch, Tennessee 37013
(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 7th day of January, 19 86.

Patricia M Roscoe

STATE OF ~~TENNESSEE~~ FLORIDA
COUNTY OF Orange

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named PATRICIA M. ROSCOE

the bargainor Patricia M. Roscoe, with whom I am personally acquainted, or proved to me on 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 Orlando, Florida, this 7th day of January, 1986.

My commission expires WINIFRED E. BUCK Notary Public Winifred E. Buck
Notary Public State of Florida at Large
My Commission expires Aug. 28, 1988

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ to be the _____ and _____ respectively of _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as _____ and attesting the same by the said _____ as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF ~~TENNESSEE~~ FLORIDA
COUNTY OF _____

The actual consideration for this transfer or value of property (whichever is greater) is $ 54,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Patricia M. Roscoe

Sworn to and subscribed before me
this 7th day of January, 1986.

My commission expires WINIFRED E. BUCK Notary Public Winifred E. Buck
Notary Public State of Florida at Large
My Commission expires Aug. 28, 1988

This instrument was prepared by:	
CHARLES F. FRAZIER, Atty., 300 James Robertson Pky., Nashville, TN 37201	
Name	Address

3815 WARRANTY DEED

FROM
PATRICIA M. ROSCOE

TO
MARK ADAM HOBBS

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

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

5450.00- CONT
141.70 CSTAX
.50 PRFE
6.00 WDT
CHECK 148.20-
3816A01/08/96 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

67107

IDENTIFICATION REFERENCE

JAN 8 10 48 AM '96

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 208622