BOOK 6952 PAGE 296 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ Williamson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,000.00

Nathaniel Lowell Grimes
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF August, 19 86

Notary Public

MY COMMISSION EXPIRES: 1-10-88

(AFFIX SEAL)

File 27

THIS INSTRUMENT WAS PREPARED BY
Montgomery & Associates 215 Centerview Dr. Suite 150, Brentwood, TN 37027
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Nathaniel Lowell Grimes (NAME) | Commerce Union Bank (NAME) | 033-16-0 |
| 212 Connare Drive (STREET ADDRESS OR ROUTE NUMBER) | One Commerce Place (STREET ADDRESS) | 082.00 |
| Madison, TN 37115 (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee 37219 (CITY) (STATE) (ZIP) | 11D 41033 |

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, Harry J. Rogers and wife, Mary Anne Rogers

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nathaniel Lowell Grimes and wife, Barbara Jeane Grimes

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:

BEING Lot No. 63 on the Plan of Primrose Meadows, Section I, as of record in Book 4675, page 18, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed by Quitclaim Deed to Harry J. Rogers and wife, Mary Anne Rogers from First American National Bank of Nashville of record in Book 5960, page 488, Register's Office Davidson County, Tennessee.

Subject to restrictions of record in Book 4737, page 801 and in Book 5039, page 484 said Register's Office.

This conveyance is subject to any and all existing easements of record.

327.97

IDENTIFICATION REFERENCE

Aug 18 2 14 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is improved ( ) unimproved ( ) property, known as 212 Connare Drive, Madison, TN 37115
(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 hand s this 11th day of August, 19 86

Harry J. Rogers

Mary Anne Rogers

1387 08/18/86 SEQ K

STATE OF TENNESSEE
~~Davidson~~ Williamson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Harry J. Rogers and wife, Mary Anne Rogers

the bargainor S, 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 Brentwood, Tennessee, this 11th day of August 19 86.

Commission expires 1-20-89

Notary Public

STATE OF TENNESSEE
Davidson County

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

Harry J. Rogers and wife, Mary Anne Rogers

TO

Nathaniel Lowell Grimes and wife, Barbara Jeane Grimes

PREPARED BY:
N. EDDIE MONTGOMERY, ATTORNEY
215 CENTERVIEW DRIVE, SUITE 150
BRENTWOOD, TN 37027

**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 |
|---|---|---|---|---|

[illegible]0- CAPIT.
193.20 RSTAX
.50 PRFEE
6.00 MDEED
CHECK 199.70-
1387A08/10/86 3AL .00

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

3 2 7.9 7.

IDENTIFICATION REFERENCE

AUG 18 2 14 PM '86

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

**No.** 284446