Page 47

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO: MORTGAGEE:	MAP-PARCEL NUMBERS:
TIMOTHY C. JONES & RACHEL L. BAIRD (NAME)	COMMERCE UNION BANK (NAME)	4D 1099
1020 Carriage Way Court (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	86-7-5
Hermitage, TN. 37076 (CITY) (STATE) (ZIP CODE)	Nashville, TN. 37219 (CITY) (STATE) (ZIP CODE)	BOOK 6995 PAGE 753

WARRANTY DEED

For and in consideration of the sum of TEN AND 00/100 ---------- ($10.00) DOLLARS

cash in hand paid by the within named Grantees, and other good and valuable considerations the receipt of which is hereby acknowledged,

We, HENRY G. WAINRIGHT, JR. AND WIFE, LINDA D. WAINRIGHT,

have bargained and sold, and by these presents do transfer and convey unto the said TIMOTHY C. JONES AND RACHEL L. BAIRD

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. 6 on the Plan of Jackson's Retreat, Phase I, Section II, as of record in Book 5200, pages 334 and 335, and revised in Book 5972, page 96, Register's Office for said County, to which Plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Henry G. Wainright, Jr. and wife, Linda D. Wainright, by deed from Randall Phillips Builders, Inc., of record in Book 6030, page 441, Register's Office for Davidson County, Tennessee.

48389

IDENTIFICATION REFERENCE

Oct 1 3 30 PM '86

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved (xx) property, known as 1020 Carriage Way Court (House Number) (Street)

Hermitage, TN. 37076
(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 25th day of September, 19 86.

HENRY G. WAINRIGHT, JR.

LINDA D. WAINRIGHT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6996 PAGE 754

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named HENRY G. WAINRIGHT, JR. AND WIFE, LINDA D. WAINRIGHT

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 Madison, Tennessee, this 25th day of September, 1986.

My commission expires 7-17-88 Notary Public Joyce B. Donehue

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, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 66,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me
this 25th day of September, 19 86.

My commission expires 7-17-88 Notary Public Joyce B. Donehue

RETURN TO:	This instrument was prepared by:
WILLIAM D. CASTLEMAN, ATTORNEY	101 CUMBERLAND AVENUE MADISON, TN 37115
Name	Address

WARRANTY DEED

FROM
HENRY G. WAINRIGHT, JR. ET UX

TO
TIMOTHY C. JONES AND
RACHEL L. BAIRD

LAW OFFICES
WILLIAM D. CASTLEMAN
101 CUMBERLAND AVENUE
SUITE 100
MADISON, TENNESSEE 37115

AREA CODE 615
TELEPHONE 865-4750

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

RECEIVED OF _____

FOR _____

BOOK 6996 PAGE 755

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

6[illegible].00- CAMT.
184.00 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 191.30-
9093A10/01/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

48389

IDENTIFICATION REFERENCE

OCT 1 3 30 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 301749