File Box 43

BOOK 7057 PAGE 766

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,900.00

Monte G. Elkins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF November 19 86.

Notary Public

MY COMMISSION EXPIRES 3/11/90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. ONE UNION STREET, NASHVILLE, TN. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
Monte G. Elkins, unmarried	Commerce Union Bank	150-11-44
(NAME) 3348 Towne Ridge Drive	(NAME) P.O. Box 2546	02D70483
(STREET ADDRESS OR ROUTE NUMBER) Antioch, TN 37013	(STREET ADDRESS) Nashville, TN 37219	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, Jackie C. Roark, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Monte G. Elkins, unmarried, Harold Elkins and wife, Sarah Elkins

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

Land in Davidson County, Tennessee, being Lot No. 123 on the Plan of Towne Village of the Country, Section 3, as of record in Book 5200, Pages 176 and 177, said Register's Office for Davidson County, Tennessee.

SAID Lot No. 123 fronts 65 feet on the easterly margin of Towne Ridge Drive and extends back 135 feet on the northerly line and 149.36 feet on the southerly line to a dead line in the rear measuring 66.57 feet thereon.

Being the same property conveyed to Jackie C. Roark, by deed from Mark W. Robbins and wife, Cheryl L. Robbins of record in Book 6895, page 366 Register's Office for said County; and by Quitclaim Deed from Mark W. Robbins and wife, Cheryl L. Robbins to Jackie C. Roark, of record in Book 7043, Page 779, Register's Office for Davidson County, Tennessee.

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

69081

IDENTIFICATION REFERENCE

Dec 3 11 11 AM '86

REGISTER'S OFFICE DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 3348 Towne Ridge Drive, Antioch, TN 37013
(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, esate, 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 ti, 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 my hand this 26th day of November, 19 86

Jackie C. Roark, unmarried Jackie C. Roark

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jackie C. Roark, unmarried

or proved to me upon the basis of satisfactory evidence

the bargainor _____, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 26th day of November 1986

Commission expires 3/11/90

Notary Public

STATE OF TENNESSEE

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____

and _____ (his oath) _____ (himself) with whom I am personally acquainted and who upon (their several oaths) acknowledged (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
Jackie C. Roark, unmarried

TO
Monte G. Elkins, unmarried
Harold Elkins
Sarah Elkins

Return to:
LAWYER'S ESCROW SERVICE
ONE UNION STREET
NASHVILLE, TENNESSEE 37201

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

6908 CO- CAIT.
195.78 CSTAX
.50 RPFEE
6.00 WDF
CHECK 208.28
2660A12/03/86 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 9 0 8 1

IDENTIF. REFERENCE

Dec 3 11 11 AM '86

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No18434