ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO Mortgagee	MAP-PARCEL NUMBERS:
DAVID J. CHRISTIAN, et ux (NAME)	COMMERCE UNION BANK (NAME)	Map 71-12
4115 Edwards Avenue (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	Parcel 182
Nashville, TN 37216 (CITY) (STATE) (ZIP CODE)	Nashville, TN 37219 (CITY) (STATE) (ZIP CODE)	12DA-45970

WARRANTY DEED

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

cash in hand paid by the Grantees, DAVID J. CHRISTIAN, et ux, LINDA N. CHRISTIAN, and other good and valuable considerations, receipt of which is hereby acknowledged;

I, NELL MARIE JOHNSON, a widow

have bargained and sold, and by these presents do transfer and convey unto the said DAVID J. CHRISTIAN, et ux, LINDA N. CHRISTIAN

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 part of Lot No. 81 and all of Lot No. 82 on the Map of Victory Heights, of record in Book 1130, page 97, Register's Office for said County to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Joseph Johnson, et ux, Nell Marie Johnson by deed from E. M. Davis, Sr., et ux, Mary E. Davis, of record in Book 2441, Page 381, Register's Office for Davidson County, Tennessee. The said Joseph Johnson having since died.

85660

IDENTIFICATION REFERENCE

JAN 21 10 18 AM '87

FELIX Z. WILSON III REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 715 Oneida Avenue (House Number) (Street)
Nashville, TN (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 31st day of December, 1986.

X Nell Marie Johnson
NELL MARIE JOHNSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7112 PAGE 991

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named NELL MARIE JOHNSON, a widow

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 31st day of December, 19 86.

My commission expires 1/21/90 Notary Public Kathy J. Byers

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 $ 20,000.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 31st day of December, 19 86.

My commission expires 1/21/90 Notary Public Kathy J. Byers

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

WARRANTY DEED

FROM NELL MARIE JOHNSON, a widow

TO DAVID J. CHRISTIAN, etux, LINDA N. CHRISTIAN

LAW OFFICES
WILLIAM D. CASTLEMAN
101 CUMBERLAND AVENUE
SUITE 100
MADISON, TENNESSEE 37115
AREA CODE 615
TELEPHONE 865 4730

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

RECEIVED OF _____

FOR _____

BOOK 7112 PAGE 992

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

DO [illegible] CAMT,
56.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 62.50-
01/21/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

85660

IDENTIFICATION REFERENCE

JAN 21 10 18 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No36911