BOOK 7200 PAGE 815

Title Ins. Co.

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP/PARCEL NUMBER(S)
Robert S. Ogilvie & wife, Lanie E. Gannon 4211 Idaho Ave. (STREET ADDRESS OR ROUTE NUMBER) Nashville, Tn. 37209 (CITY) (STATE) (P. O. ZIP)	SAME MORTGAGEE - COMMERCE UNION BANK (NAME) (STREET ADDRESS) (CITY) (STATE) (ZIP)	Map 103-4 Parcel 75

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, Leona H. Cundiff and husband, Donald Cundiff

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert S. Ogilvie and wife, Lanie E. Gannon

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. 112 in Block No. 6, Charlotte Park Company's First Addition, which is of record in Book 57, page 103, Register's Office for said County.

Said Lot No. 112 fronts 50 feet on the south side of Idaho Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Leona H. Cundiff, subject to a life estate hereby expressly retained by Dorothy E. Hicks, by quitclaim deed from Dorothy E. Hicks, an unmarried person, of record in Book 6614, page 943, Register's Office for Davidson County, Tennessee, the said Dorothy E. Hicks having since died.

The above property is conveyed subject to 1987 Metropolitan Government taxes.

1 4 1 5 7

APR 13 11 15 AM '87

unimproved ( )
This is improved (X) property, known as 4211 Idaho Avenue, Nashville, Tennessee 37209
(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 successors, assigns 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 10th day of April, 19 87

Leona H. Cundiff
Leona H. Cundiff

Donald C. Cundiff
Donald Cundiff

Form 3

BOOK 7290 PAGE 816

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned a Notary Public duly commissioned for said County and State, the within named bargainor, Leona H. Cundiff and husband, Donald Cundiff the bargainor, 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 Nashville, Tennessee this 10 day of April, 1987

Commission Expires 5/13/89

Carol R. Rivers
Notary Public

STATE OF)

COUNTY OF)

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 this oath, their several oaths) acknowledged (himself, themselves) to be the and respectively of the the within named bargainor, a corporation, and that the, they) 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 official seal at office at on this day of , 19

My Commission Expires:

Notary Public

WARRANTY DEED

FROM

Leona H. Cundiff and husband,

Donald Cundiff

TO

Robert S. Ogilvie and wife,

Lanie E. Gannon

RETURN TO:

Dearborn & Ewing

ATTORNEYS

NASHVILLE, TENN.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 38,000.00

Subscribed and sworn to before me this 10 day of April, 19 87

Carol R. Rivers
Notary Public

My Commission Expires: 5/13/89

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

RECEIVED OF _____

FOR _____

BOOK 7200 PAGE 817

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

300[illegible] . 00- CAMT.
[illegible]6.40 STAX
.50 [illegible]
6.00 WR[illegible]
CHK # 112.90-
3004[illegible]/13787 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

14137

IDENTIFICATION REFERENCE

APR 13 11 15 AM '87

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 68470