BOOK 7243 PAGE 740

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF May 19 87

Notary Public

MY COMMISSION EXPIRES 10/1/87
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDDIE MONTGOMERY, ATTORNEY AT LAW
215 CENTERVIEW DRIVE, SUITE 150 - BRENTWOOD, TENNESSEE 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: (MORTGAGE COMPANY)	MAP-PARCEL NUMBERS
Cynthia G. Oakes (NAME)	Commerce Union Bank (NAME)	061-08-0
1123 Richmond Drive (ADDRESS)	One Commerce Place (ADDRESS)	003.00
Nashville, TN. 37216 (CITY) (STATE) (ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	15DZ 24910

FOR AND 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, Mary Elizabeth Quigley, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Cynthia G. Oakes, unmarried

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. 12 on the Plan of King's Subdivision, Section 1, as of record in Book 1130, Page 94, said Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Mary Elizabeth Quigley by deed from Christine M. Hulme of record in Book 4570, Page 34, Register's Office, Davidson County, Tennessee.

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

2.8.2.6.7.

IDENTIFICATION REFERENCE

MAY 21 10 55 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as: 1123 Richmond Drive, Nashville, TN. 37216
(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 my hand this 19th day of May 19 87

Mary Elizabeth Quigley

Mary Elizabeth Quigley

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary Elizabeth Quigley

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 19th day of May, 1987.

Commission expires 10/1/87

M. Eddie Montgomery
Notary Public

STATE OF TENNESSEE
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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such (they) _____ and _____ being authorized so to do, execute 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
Mary Elizabeth Quigley

TO
Cynthia G. Oakes

RETURN TO:
MONTGOMERY & ASSOCIATES
215 Centerview Drive, Suite 150
Brentwood, Tennessee 37027

EDDIE MONTGOMERY
ATTORNEY - AT - LAW
215 Centerview Drive, Suite 150
Brentwood, Tennessee 37027

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

RECEIVED OF _____

FOR _____

BOOK 7243 PAGE 742

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
			60000.00- CAMT.	
			168.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	174.50-
9911A05/21/87			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2826 7

IDENTIFT REFERENCE

MAY 21 10 55 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 84403