THIS INSTRUMENT PREPARED BY: KENNETH M. SWITZER, 213 Fifth Avenue, North, Nashville, TN 37219.

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FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF June 1987

Notary Public

MY COMMISSION EXPIRES: May 13, 1990

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY		
Name & Address of Property Owner:	Name & Address of Mortgagee:	
Larry V. Claud	COMMERCE UNION BANK	MAP-PARCEL NUMBERS
(NAME)	(NAME)	
3925 Thackery Drive	One Commerce Union Bank	71-07
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	152
Nashville, TN 37207	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~~ I, KATIE T. REDMOND

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LARRY V. CLAUD

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 the Easterly half of Lot No. 11 on the Map of Haynie's Oriental Subdivision as of record in Book 161, pages 26 and 27, Register's Office for said County.

Said part of Lot No. 11 fronts 50 feet on the northerly side of Trinity Lane, formerly Countess Avenue, and runs back between parallel lines with the westerly margin of Sultana Avenue 143½ feet, more or less to an alley.

Being the same property conveyed to C.W. Redmond and wife Katie T. Redmond by deed from Alice McMahon, Trustee of record in Book 1780, page 447, Register's Office for Davidson County, Tennessee. The said C.W. Redmond having since died and the said property having vested in Katie T. Redmond as the surviving tenant by the entirety.

32533

IDENTIFICATION REFERENCE

JUN 3 2 30 PM '87

REGISTER'S OFFICE DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 319½ East Trinity Lane, Nashville, Davidson County, TN 37207
(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 hand this 3rd day of June, 1987

Katie T. Redmond

KATIE T. REDMOND

STATE OF TENNESSEE,
Davidson County

Personally appeared before me, TRACEY A. BROOKS BOOK 7256 PAGE 878, a Notary Public in and for said County and State, the within named KATIE T. REDMOND

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 Nashville, Tennessee, this 3rd day of June, 19 87.

Commission Expires March 13, 1990

Tracey A. Brooks Notary Public

STATE OF TENNESSEE
Davidson County

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

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

C.W. Redmond and wife

Katie T. Redmond

TO

Larry V. Claud

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

50000.00- CAMT.
140.00 CSTAX
.50 PRFEE
6.00 UDEED
CHECK 146.50-
4782A06/03/87 BAL .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

32533

IDENTIFICATION REFERENCE

JUN 3 2 30 PM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 89174