box 8/jcb

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Rebecca E. Dunkley	Commerce Union Bank	MAP 129-8
1035 Edwin Warner Drive		PARCEL 31
Nashville, TN 37205	P.O. Box 121999	7DZ-36352
	Nashville, TN 37212-1999	

WARRANTY DEED BOOK 7338 PAGE 170

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Mary L. Chenault, unmarried

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Rebecca E. Dunkley, unmarried

hereinafter called the Grantee, Grantee's 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. 32 on the plan of Section 1, Warner Park Valley, of record in Book 3600, pages 12, 13, and 14, Register's Office for said County.

SAID Lot No. 32 fronts 97 feet on the northerly margin of Edwin Warner Drive an extends back 173.9 feet on the easterly line and 207.24 feet on the westerly line to a dead line in the rear, measuring 160.96 feet thereon.

BEING the same property conveyed to Mary L. Chenault, unmarried, and Jean Murray Petro, unmarried, by deed from Murphree Realty Company of record in Book 3891, page 755, said Register's Office. Jean Murray Petro has since died. Jean Murray Petro devised her interest in subject property to Mary L. Chenault by Will of record in Will Book 159, page 661, a certified copy of which is being recorded simultaneously herewith.

The property herein conveyed is subject to restrictive covenants of record in Book 3466, page 89, Book 3534, page 128, Book 3577, page 511, Book 3702, page 81, and Book 3770, page 81, said Register's Office, and to the matters set forth in the above referenced plan of record.

This is (~~an~~) improved property, known as 1035 Edwin Warner Drive, Nashville, TN 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 27th day of August, 19 87

Mary L. Chenault

Mary L. Chenault

STATE OF TENNESSEE
COUNTY OF Davidson

On this 27th day of August, 19 87 before me personally appeared Mary L. Chenault, unmarried, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as her free act and deed.

NOTARY PUBLIC AT LARGE

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7338 PAGE 171

Before me, the undersigned, of 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 ___self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that _he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ___self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 100,000.00.

Rebecca E Dunkley
Affiant

Subscribed and sworn to before me, this the 27th day of August, 1987.

My Commission Expires: 10-24-88

_____
Notary Public

WARRANTY DEED

from:
Mary L. Chenault, unmarried

to:
Rebecca E. Dunkley, unmarried

AUG 28 2 00 PM '87
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY

Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

60322

TN-27897

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7338 PAGE 172

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

100000.00- CAMT.
280.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 286.50-
688|A08/28/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

60322

IDENTIFICATION REFERENCE

Aug 28 2 00 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 10685