BK 5997 PG 413

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS None

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 16th DAY OF April 31, 1985

Charles W. Ainlay
Notary Public
Residing in Elkhart
County, Indiana

MY COMMISSION EXPIRES: May 5, 1985
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Charles W. Ainlay, Yoder, Ainlay, Ulmer & Buckingham, 130 N. Main, Goshen, IN 46526

Address New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Number
James W. Long, et al.	Commerce Union Bank	156-2
(Name)	(Name)	
751 Harpeth Bend Dr.	360 Deadrick St.	42
(Address)	(Street Address)	
Nashville, TN 37221	Nashville, TN 37219	
(City) (State) (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 CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE James William Long and M. Lucille Long, as tenants in common, each the owner of an undivided one-half (½) interest

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James William Long and Cherrill V. Long, husband and wife, an undivided one-half (½) interest and the M. Lucille Long Trust, an undivided one-half (½) interest

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. 378 on the Plan of Harpeth Valley Park, Section 3, as of record in Book 4175, page 15, said Register's Office.

Said Lot No. 378 fronts 91.7 feet on the easterly side of Harpeth Bend Drive and extends back 194.3 feet on the northerly line and 192.4 feet on the southerly line to a dead line and measures 88 feet thereon.

Being the same property conveyed to James William Long and M. Lucille Long, as tenants in common each a one-half (½) undivided interest by deed from John Rohtert and Sylvia Rohtert of record in Book 5906, page 412, Registrar's Office for Davidson County, Tennessee.

The grantees herein assume and agree to pay the unpaid balance of a note secured by a deed of trust on the herein described property.

RECORDER'S MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

The sole purpose of said deed is to change the titleholding among the grantors and grantees as above recited, the grantors and grantees being the same persons, except for Cherrill V. Long, wife of James William Long, whose name is included as one of the grantees as aforesaid.

This is improved property, known as 751 Harpeth Bend Drive, Nashville, Tenn. 37221.

No party dealing with the trustee in relation to the real estate or to whom it or any part shall be conveyed shall be obliged to see to the application of any purchase money or be obliged to see that the terms of the trust have been complied with, or be obliged or privileged to inquire into any of the terms of the trust agreement. Every deed, trust deed, or other instrument executed by the trustee in relation to the trust property shall be conclusive evidence in favor of every person relying on or claiming under any such conveyance, or other instrument, that; (a) the trust created hereby and by the trust agreement was in full force and effect; (b) such conveyance was executed in accordance with the trusts, conditions and limitations contained herein and in the trust agreement and any amendment thereof and is binding on all beneficiaries; (c) the trustee was fully authorized to execute and deliver every deed, trust deed or other instrument.

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 OUR HAND, this 4th day of April, 1985.

03706

REFERENCE

'93 APR 26 2:30 PM

James William Long

M. Lucille Long

As tenants in common each a one-half (½) undivided interest

STATE OF TENNESSEE, DAVIDSON COUNTY, SS:

Before me a Notary Public personally appeared James William Long, this 4th of April, 1985, and acknowledged the execution of the foregoing instrument.

WITNESS my hand and notarial seal.

My Commission Expires:

Vicky L. Garner, Notary Public
Residing in Davidson County, Tennessee

STATE OF INDIANA, ELKHART COUNTY, SS:

Before me a Notary Public personally appeared M. Lucille Long, this 16th day of April, 1985, and acknowledged the execution of the foregoing instrument.

WITNESS my hand and notarial seal.

My Commission Expires:
May 5, 1985

Charles W. Ainlay, Notary Public
Residing in Elkhart County, Indiana

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Prepared by Charles W. Ainlay, Yoder, Ainlay, Ulmer & Buckingham, 130 N. Main St., P. O. Box 575, Goshen, IN 46526-0575 (219) 533-1171