FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 1-700.00

Frank E. Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF February, 1969

Notary Public

MY COMMISSION EXPIRES: 26 January 1971

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

B. H. Hagey, Attorney 904-Stahlman Bldg. Nashville, Tenn, 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
1808-4th. Ave. No. (NAME)	~~Clara Josephine~~ (NAME) Smith	Map 82-5
Clara Josephine Smith (STREET ADDRESS OR ROUTE NUMBER)	1808-4th Ave. No. (STREET ADDRESS)	Parcel 11
Nashville, Tenn. 37208 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37208 (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, ~~and the love and affection I have for my wife Clara Josephine~~ Smith ~~and my daughter Clara Josephine Smith~~, I, Frank E. Smith HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ~~my~~ wife Clara Josephine Smith and daughter Clara Josephine Smith, all my rights and interest and title in and to followering property 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.49 and the North 37½ feet of Lot No. 48 on the map of D. T. McGavock's Subdivision, of record in Book 21, page 64, Register's Office for said County.

Said lot and part of said lot front together 87½ feet on the Easterly side of 4th Avenue North and runs back between parallel lines 161 feet to an alley.

Being the same property conveyed to Frank E. Smith by deed from Harry Smith, et al, as of record in Book 1340 Page 584, Register's Office for Davidson County, Tennessee.

~~XX Unimproved~~ ( )
This is improved (X) property, known as 1808- 4th Ave. No. Nashville, Tennessee 37208
(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 13th day of February, 19 69

Frank E. Smith

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Joe E. Lannom, Jr., a Notary Public in and for said County and State, the within named Frank E. Smith

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 13th day of February 19 69

Commission expires 26 January 1971

Joe E. Lannom, Jr.
Notary Public

STATE OF TENNESSEE
Davidson County

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, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed 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
Frank E. Smith

TO
Clara Josephine Smith and Daughter Clara Josephine Smith.

1805 4th Ave. No. Nashville Tenn.

A 30407

IDENTIF. REFERENCE

FEB 13 12 04 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FEB 13 69 MISC B* 3.00 * 3.00

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.