This instrument Prepared by:
[illegible] Atty.
4705 Gallatin Road
Nashville, Tennessee 37216

BOOK 4396 PAGE 878

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
KENNETH E. SMITH, ET UX (NAME:)	SAME (NAME:)	Map 72-4
1703 Golf Street (STREET ADDRESS OR ROUTE NUMBER)	SAME (STREET ADDRESS)	Par. 161
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	SAME (CITY) (ZONE) (STATE)	PW

For and in Consideration of the sum of TEN AND NO/100 ($10.00) *DOLLARS* and other valuable considerations, receipt of which is hereby acknowledged,

KATHERINE L. JONES, AN UNMARRIED WOMAN *have bargained and sold, and by these presents do transfer and convey unto the said* KENNETH E. SMITH AND WIFE, MARY H. SMITH 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. 20 of Block "A" on the Plat of Inglewood Terrace, as of record in Book 1130, page 1, Register's Office for said County. Said Lot No. 20 fronts 80 feet on the easterly side of Golf Street and runs back 300 feet 8 inches on the northerly line and 294 feet on the southerly line, to a dead line, measuring 80 feet 4 inches thereon.

This conveyance is subject ot restrictive covenants contained in an instrument of record in Book 1066, page 437, said Register's Office.

Being the same property conveyed to the undersigned per Deed Book 1110, page 566, said Register's Office.

This is improved (X) unimproved ( ) property, known as 1703 Golf Street (House Number) (Street), Nashville, Tennessee P. O. Address: (City or Town)

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 I *do covenant with the said* grantees *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.* Taxes to be prorated, back taxes, if any, to be paid by Seller.

And I, the grantor *do further covenant and bind* myself, my *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.*

Witness my *hand this* 6th *day of* February, *19* 70, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Katherine L. Jones

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, KATHERINE L. JONES, AN UNMARRIED WOMAN

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 6th day of February, 19 70.

Thomas E. Stewart
Notary Public

Commission expires 2/3/74

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be ..... of the ....., the within named bargainor, a corporation, and that .....he as such ....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as .....

Witness my hand and seal, at office in ....., this .....day of ....., 19.....

.....Notary Public

Commission expires .....

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

The actual consideration or value of this transfer is ~~$20,000.00~~.

Thomas E. Stewart
Affiant

Sworn to and subscribed before me,
This the 6th day of February, 1970.

Charles T. Williams
Notary Public
Commission Epires: 2-3-74

FEB10 20	CONV	20,000.00			
FEB10 20 S'TAX			A*	52.00	
FEB10 20 PR'FEE			A*	.50	
FEB10 20	W'DEED		A*	3.00	* 55.50

WARRANTY DEED
FROM Katherine L. Jones
TO Kenneth E. Smith et ux

A 68203

IDENTIF. REFERENCE

FEB 10 10 49 AM '70
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
A Division of
Southern Title Insurance Company
P. O. Box 10649
Knoxville, Tennessee