BOOK 1408 PAGE 347 FORM NO. WD-1

THIS INSTRUMENT WAS PREPARED BY
James H. Hill, Atty, 320 So. Gallatin Road, Madison, Tenn. 37115
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. and Mrs. Ronald D. Smith (NAME)	First Federal Savings & Loan (NAME)	Map. 72-12
2107 Ridgecrest Drive (STREET ADDRESS OR ROUTE NUMBER)	4th and Union Street (STREET ADDRESS)	Par 122
Nashville, Tenn. 37216 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37219 (CITY) (STATE) (ZIP)	Es

(FOR REGISTER'S USE)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $19,000.00

X _____ Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF April, 1970

James H. Hill Notary Public

MY COMMISSION EXPIRES Apr 15, 1970

(AFFIX SEAL)

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, George D. Ralls, Jr. and wife, Carolyn Sue Y. Ralls

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronald D. Smith and wife, Janice B. Smith

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: Land in Davidson County, Tennessee, being lot no. 137, on the plan of Dalewood, Section 11, of record in Book 1835, page 6, R.O.D.C., Tennessee.
Said lot no.137 fronts 82 feet on the easterly side of Ridgecrest Drive and extends back 190 feet on the northerly line and 170 feet on the southerly line to a dead line in the rear on which it measures 84.5 feet.
Being the same property as conveyed from Castleman Construction by Corporate Warranty Deed to George D. Ralls, Jr. and wife Carolyn Sue Y. Ralls, as of record in Book 3995, page 527, RODC, Tennessee.

Grantees herein assume and agree to pay, as part of the purchase price of the premises described hereinabove, the balance of a loan at First Federal Savings and Loan Association of Nashville, Tenn., in the principal amount of $10,932.98.

unimproved ( )
is improved (X) property, known as 2107 Ridgecrest Drive Nashville, Tenn. 37216
(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 our hand s this 2nd day of April, 1970

X George D. Ralls Jr.
X Carolyn Sue Y. Ralls

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named George D. Ralls, Jr. and wife, Carolyn Sue Y. Ralls

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 2nd day of April 1970

Commission expires Apr 15, 1970

James H. Hill
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

George D. Ralls, Jr. and wife, Carolyn Sue Ralls

TO

Ronald D. Smith and wife, Janice B. Smith

A 73294

IDENTIF. REFERENCE

APR 3 8 21 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Ronald D. Smith - 5552 Kemmons Dr. - Nashville, Tenn. 37209

APR-3 70	CONV	15,000.00				
APR-3 70	S'TAX		A*	39.00		
APR-3 70	PB'FEE		A*	.50		
APR-3 70	W'DEED		A*	3.00	*	42.50