WARRANTY DEED

BOOK 4413 PAGE 840

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert Lee Smith (NAME)	Same (NAME)	Map 50-14 Par. 109
3225 Spears Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	m.a

For and in Consideration of the sum of Four Thousand Six hundred and no/100 ($4,600.00) ---------- *DOLLARS*

of which sum $3,855.79 has been paid in cash and for the remaining $744.21, Robert Lee Smith and wife Margaret Smith, have executed one note of even date herewith in the principal amount of $744.21 payable to the order of Dale M. Garrett and wife, Marie McKee Garrett, on or before September 18, 1970 and to secure the payment of said indebtedness a lien is expressly retained on the land herein conveyed and in further consideration of the assumption of and agreement by the grantees to pay the principal balance now due plus future interest on a certain note dated November 14, 1962 in the original principal amount of $15,400.00 and payable as therein specified, said note being secured by a deed of trust executed by Dale M. Garrett and wife to Miller Kimbrough, Trustee, of record in Book 3509, page 387, Register's Office of Davidson County, Tennessee.

Dale M. Garrett and wife, Marie McKee Garrett

have bargained and sold, and by these presents do transfer and convey unto the said Robert Lee Smith and wife, Margaret Smith

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. 393 on the Plan of Parkwood Estates, Section 2, of record in book 3300, page 5, Register's Office for said County.

Said Lot No. 393 fronts 75 feet on the northwesterly side of Spears Road and extends back between parallel lines 150 feet to a dead line. Being the same property conveyed to Dale M. Garrett and wife, Marie McKee Garrett, by deed from Gaines Home Building Corporation of record in book 3462, page 405, Register's Office for said County.

THIS INSTRUMENT PREPARED BY
HOWELL AND FISHER, ATTORNEYS
401 COURT SQUARE BUILDING
NASHVILLE, TENNESSEE 37201
BY: Stephen Howell
ATTORNEY

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 4615.96

Subscribed and sworn to before me, this the 27 day of April 1970

Dale M. Garrett
Affiant

Steve Howell
Notary Public

My commission expires: Aug. 9, 1970
(Affix Seal)

PUBLIC
PAID

BOOK 413 PAGE 841

This is (unimproved ( ) improved (X) property, known as 3225 Spears Road (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 Robert Lee Smith and wife, Margaret Smith, their *heirs and assigns, forever.*

And we *do covenant with the said* Robert Lee Smith and wife, Margaret Smith *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.*

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* Robert Lee Smith and wife, Margaret Smith, their *heirs and assigns against the lawful claims of all persons whomsoever. Witness* our *hands this* 27th *day of* April, *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.*

Jack M. Garrett

Marion McKee Garrett

Grantors Robert Lee Smith

Margaret Smith

Grantees

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, Steve North, a Notary Public in and for said County and State, the within named Dale M. Garrett and wife, Marie McKee Garrett, Robert Lee Smith and wife, Margaret Smith

the bargainors, with whom I am personally acquainted, and who acknowledged that we have executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27th day of April, 1970.

Steve North, Notary Public.

Commission Expires Aug. 9, 1970

STEVE NORTH NOTARY PUBLIC DAVIDSON COUNTY

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

.....

.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that.....

executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., this.....

day of....., 19.....

....., Notary Public.

Commission Expires.....

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, ..., being authorized so to do, executed the foregoing instrument for the purposes 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.....

Mail to: Smith Title
Robert Lee Speed Co.
3205 Cleveland
Nashville, Tenn.

WARRANTY DEED

FROM

TO

A 7 5 7 4 7

IDENTIF. REFERENCE

APR 28 11 14 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

APR 28	CONV	18,095.90				
APR 28 S'TAX			A*	47.06		
APR 28 PR'FEE			A*	.50		
APR 28	W'DEED		A*	6.00	*	53.56