Prepared by:
Philip Keller, Atty
Donelson, Tenn.

WARRANTY DEED

BOOK 4431 PAGE 210

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
David M. Smith - etal	Fidelity Federal S+L,	Map 96-11
(NAME:)	(NAME:)	
2507 Colonial Circle	4th & Union St.	Par. 79
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville Tenn.	Nashville Tenn.	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of $10.00

Ten and no/100 - *DOLLARS* cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, and for the further consideration that the grantees herein assume and agree to pay a certain obligation secured by a deed of trust, of record in Book 2419, page 219, Register's Office for Davidson County. Tennessee, I, Mary Joyce Smith,

have bargained and sold, and by these presents do transfer and convey unto the said David M. Smith and Edna B. Smith,

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. 617 on the Plan of Cloverhill, Section 8, asof record in Book 2331, pages 10 and 11, said Register's Office.

Said Lot 617 fronts 60 feet on the east side of Templewood Drive and runs back 235 feet on the south line, 263.3 feet on the north line, which is a broken line, to a dead line in the rear on which it measures 48 feet.

Being the same property conveyed to Johnnie E. Smith, Jr.(deceased) and wife, Mary Joyce Smith, by deed from Robert Daniel Bullington and wife, Patricia McCord Bullington, by deed of record in Book 3158, page 119, said Register's Office.

unimproved ( )
This is improved (X) property, known as ..... (House Number) ..... (Street) ..... 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 David M. Smith and Edna B. Smith

their *heirs and assigns, forever.*

And I *do covenant with the said* David M. Smith and Edna B. Smith

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.*

And I, Mary Joyce Smith,

do further covenant and bind myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* David M. Smith and Edna B. Smith, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness ..... *hand* ~~this~~ 30 +h *day of* May ~~June~~, *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.*

/s/ Mary Joyce Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 10,250.00

David M. Smith
Affiant

Subscribed and sworn to before me, this the 30th day of May, 1970

Notary Public

My Commission Expires: 3-22-73

(Affix Seal)

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Mary Joyce Smith

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* [illegible] *day of* June, *19*70.

Mary P. Gourley *Notary Public*

Commission expires [illegible]

COUNTY, TENN. DAVIDSON COUNTY

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 .....

JUL 14 70	CONV	10,250.00				
JUL 14 70	S'TAX		A*	26.52		
JUL 14 70	PR'FEE		A*	.50		
JUL 14 70	W'DEED		A*	3.00	*	30.02

WARRANTY DEED

FROM

MARY JOYCE SMITH

TO

DAVID M. SMITH and

EDNA B. SMITH

A 8 3 5 9 5

IDENTIF. REFERENCE

JUL 14 1 02 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE