WARRANTY DEED

BOOK 1503 PAGE 282

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Robert L. Smith, Jr. et ux (NAME)	First Federal S & L Assn. (NAME)	FB 15D-30180
3613 Brush Hill Court (STREET ADDRESS OR ROUTE NUMBER)	Fourth and Union Street (STREET ADDRESS)	Par. 20
Nashville, Tenn. 37216 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	Map. 62-13 M.O

FOR AND IN CONSIDERATION of the sum of ----------Ten and No/100----------

----------($10.00)---------- *Dollars,*

cash in hand paid by Robert L. Smith, Jr. and wife, Anne G. Smith, hereinafter referred to as the Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Walter C. Essary and wife, Sherrey A. Essary, hereinafter called the Grantors

have this day bargained and sold, and do hereby transfer and convey unto the said Robert L. Smith, Jr. and wife, Anne G. Smith, their ..... *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

BEING Lot No. 5 on the Map showing the Subdivision of part of Lot No. 28 in Riverwood Subdivision, as of record in Book 843, Page 11.

SAID Lot fronts 25 feet on the northeasterly side of Brush Hill Court and runs back 202.5 feet on the northeasterly line and 215 feet on the southerly line, to the westerly margin of Glenshade Drive, not opened, and measures 210 feet thereon.

BEING the same property conveyed to the Grantors herein by deed from James F. Davis and wife, Ann D. Davis as of record in Book 4286, Page 235, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants, easements and other limitations pertaining to the premises and to lien created in Deed of Trust of record in Book 4286, Page 237, Register's Office for Davidson County, Tennessee, executed to secure a certain note described therein, the unpaid balance of which the Grantees herein assume and agree to pay as part of the consideration of this conveyance.

THIS INSTRUMENT PREPARED BY CLARENCE O. INGRAM
Attorney at Law
Graylynn Drive at Lebanon Road
Nashville, Tennessee 37214

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $15,247.54

Subscribed and sworn to before me, this the 18th day of May, 1971

My commission expires: Nov 4-1974 (Affix Seal)

Affiant: Robert L Smith Jr

Notary Public

This is unimproved (X) improved property, known as 3613 Brush Hill Court (House Number) (Street) Nashville, Tennessee 37216 P. O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantees, their ..... *(successors), heirs and assigns forever.* We ..... *covenant that* we are ..... *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We ..... *further covenant and bind* ourselves, our ..... *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their ..... *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand S this 18th day of May, 19 71 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Walter C. Essary

Walter C. Essary

Sherrey A. Essary

Sherrey A. Essary

BOOK 1503 PAGE 283

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 4503 PAGE 283

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Walter C. Essary and wife, Sherrey A. Essary

the within named 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 Nashville, Tennessee, *this* 18th *day of* May, *19* 71.

Commission expires Nov 4 - 1974

Notary Public

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 .....

MAY20	CONV	15,242.59			
MAY20	STAX		A*	39.52	
MAY20	PRTFEE		A*	.50	
MAY20	WDEED		A*	3.00	* 43.02

WARRANTY DEED

FROM
WALTER C. ESSARY ET UX

TO
ROBERT L. SMITH, JR. ET UX

B 15433

IDENTIF. REFERENCE

MAY 20 9 58 AM '71

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 256-2650
NASHVILLE, TENNESSEE

CLARENCE O. INGRAM
Attorney at Law
Graylynn Drive at Lebanon Road
Nashville, Tennessee 37214