This instrument prepared by WILLIS, KNIGHT & BARR, 700 Union Street, Nashville, Tennessee 37219

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO: (NAME)	MAP-PARCEL NUMBERS
Mr. & Mrs. Wm. M. Smiley c/o ~~Smiley's~~ Decorating	SAME BOOK 4549 PAGE 746	Map. 160-1 Par. 65
3712 Nolensville Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn. 37211 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Eleven Thousand, Six Hundred and no/100 ($11,600.00) *DOLLARS* cash and other good and valuable consideration, the receipt of which is hereby acknowledged,

NOV-1[illegible] CONV 58,000.00
NOV-1[illegible] STAX A* 150.80
NOV-1[illegible] PRFEE A* .50
NOV-1[illegible] WDEED A* 8.00 * 159.30

Third National Bank, Executor and Trustee under the Will of Mrs. Joel B. Fort, Jr., deceased, as of record in Will Book 101, page 259, Register's Office for Davidson County, Tennessee, with full power to mortgage, sell, lease or convey,

has ~~have~~ *bargained and sold, and by these presents do transfer and convey unto the said* William M. Smiley and wife, Daisy L. Smiley, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land lying in the 32nd Councilmanic District of Davidson County, Tennessee, described as follows:

Beginning at an iron stake in the northerly margin of Hill Road, said stake being 1728.8 feet east of the margin of old Franklin Pike; thence north 5° 00 minutes east 471.72 feet to an iron stake; thence south 85° 32 minutes 19 seconds west 300 feet to an iron stake; thence south 5° 0 minutes west 471.72 feet; thence with the northerly margin of Hill Road north 85° 32 minutes 19 seconds west for a distance of 300 feet to the point of beginning, and containing 3.25 acres, more or less, according to a survey of James L. Murphy, Jr., dated October 22, 1971.

Said property is conveyed along with an easement to obtain water from a spring on the land lying to the east as set forth in an instrument of record in Book 2290, page 217, and an easement for an underground water line over the land lying to the north of Baxter Road and the right to maintain same, as set forth in an instrument of record in Book 2290, page 217, Register's Office for Davidson County, Tennessee.

Being the same property transferred from R. L. Mallernee, et ux, to Emma Vaughn Fort in Book 2290, page 217, Register's Office for Davidson County, Tennessee, and being the property conveyed to Third National Bank, Executor and Trustee, under the Will of Mrs. Joel B. Fort, Jr., deceased, as of record in Will Book 101, page 259, Register's Office,

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 58,000.00

Subscribed and sworn to before me, this the 1st day of November 19 71

Affiant

My commission expires: (Affix Seal)

Notary Public

Davidson County, Tennessee. BOOK 4549 PAGE 747

Said conveyance is made subject to the following:

(1) Agreement to maintain a pump and spring located on the land to the east as set out in the deed of record in Book 2290, page 217.

(2) Restrictive covenants contained in the deed from Melvin L. Putman and wife, to R. O. Mallernee and wife, dated July 6, 1953, in Book 2152, page 327, as follows: "No building other than residence shall be built on this property and that is not to be built closer than 35 feet from the westerly line, and the sellers herein agree not to build any building closer than 35 feet from their easterly line."

(3) Title to that portion of the premises embraced within the bounds of Hill Road.

unimproved ( )
This is improved (X) property, known as Hill Road, Nashville, Tennessee
(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 William M. Smiley and wife, Daisy L. Smiley, their *heirs and assigns, forever.*

And we *do covenant with the said* William M. Smiley and wife, Daisy L. Smiley *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 Third National Bank *do further covenant and bind* itself, its *heirs and representatives, to warrant and forever defend the title to the said land to the said* William M. Smiley and wife, Daisy L. Smiley, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness hand this 1st *day of* November, *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.*

THIRD NATIONAL BANK

By: John O. Ellis

John O. Ellis, Vice President and Trust Officer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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....., Tennessee, this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

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, Virginia S. Simmons *, a Notary Public of the State and County aforesaid, personally appeared* John O. Ellis *, with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* Vice President and Trust Officer *of the* Third National Bank *, the within named bargainor, a corporation, and that* he as such Vice President and Trust Officer *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him *self as* Vice President and Trust Officer.

Witness my hand and seal, at office in Nashville, Tenn. *this* 1st *day of* November *, 19*71*.*

Virginia S. Simmons
Notary Public

Commission Expires 11/3/71

NOTARY PUBLIC STATE OF TENNESSEE

WARRANTY DEED

FROM

Third National Bank

TO

William M. Smiley and wife,
Daisy L. Smiley

B 3 6 2 6 9

IDENTIF. REFERENCE

NOV 1 3 24 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY

American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE