STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $17,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF April 1973.

Notary Public

MY COMMISSION EXPIRES: April 28, 1975

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jonathan J. Foley, Jr., Attorney, 521 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J. Morgan Smith, et ux (NAME)	SAME (NAME)	24W 4360
2515 Natchez Trace (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map 104-15
Nashville, Tennessee 37203 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Par 14

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, Minnie F. Witt

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. Morgan Smith and wife, Martha P. 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 parts of Lots Nos. 68 and 69 on the plan of the Bransford Realty Company's Subdivision of Westmoreland Place, as of record in Book 421, page 16, Register's Office for said County, and described as follows:

BEGINNING at a point in the western margin of 28th Avenue, South, which point is 100 feet north of the northwest corner of Sunset Avenue and 28th Avenue, South; thence running westerly and parallel with Sunset Avenue for a distance of 140 feet to a point in the dividing line between Lots Nos. 67 and 68 of said plan; thence running northerly with said dividing line and parallel with 28th Avenue, South, for a distance of 50 feet; thence running easterly and parallel with Sunset Avenue for a distance of 140 feet, to a point in the westerly margin of 28th Avenue, South; thence running southerly with the westerly margin of said 28th AVenue, South, 50 feet to the point of the beginning.

BEING the same property conveyed to Jesse L. Witt and wife, Minnie F. Witt, by deed from T. W. Barron and wife, Johnnie Barron, of record in Book 1711, page 254, Register's Office for Davidson County, Tennessee. The said Jesse L. Witt having since died.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights of way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved (X) property, known as 2515 Natchez Trace, Nashville, Tennessee 37203
(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 my hand this SIXTH day of April, 1973

Minnie F. Witt

STATE OF TENNESSEE
Davidson County

BOOK 4697 PAGE 303

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

the 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 6th day of April 19 73

Commission expires April 28, 1975

Hubert W. [illegible]
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
MINNIE F. WITT

TO
J. MORGAN SMITH, ET UX

C 0 1 9 6 0

T

IDENTIF. REFERENCE

APR 10 3 16 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

APR 10 73	CONV	17,500.00				
APR 10 73	S'TAX		A*	45.50		
APR 10 73	PR'FEE		A*	.50		
APR 10 73	W'DEED		A*	4.00	*	50.00