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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Theodore H. Pailet, Trustee

TO

James W. Smith and wife,
Janice M. Smith

For draftsman's use

This instrument prepared by
Theodore H. Pailet, Attorney
1906 South Street
Nashville, Tennessee

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James W. Smith (NAME)	Commerce Union Bank (NAME)	
913 Wedgewood Avenue (STREET ADDRESS OR ROUTE NUMBER)	400 Union Street (STREET ADDRESS)	105-9
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	375

(FOR REGISTER'S USE)

C03709

IDENTIF. REFERENCE T

APR 24 3 40 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$18,650.00 Janice M. Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 19th DAY OF April

Notary Public

MY COMMISSION EXPIRES: 10-29-75

(AFFIX SEAL)

For and in Consideration of the sum of Ten and No/100 ($10.00) DOLLARS

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, I

Theodore H. Pailet, Trustee

have bargained and sold, and by these presents do transfer and convey unto the said

James W. Smith and wife, Janice M. 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. 1 on the Plan of Edgehill Estates, Section 48, as of record in Book 4595, page 9, Register's Office for said County, described as follows:

Said Lot No. 1 fronts 112.61 feet on the southerly side of Wedgewood Avenue (formerly Grove Avenue) and a total distance of 152.58 feet on the northerly side of Alley 659, and measures 33.09 feet around a curve at the southwesterly corner of the intersection of Wedgewood Avenue and Alley 659, and measures 109.67 feet on its westerly line.

Being part of the same property conveyed to Theodore H. Pailet, Trustee, by deed from The Nashville Housing Authority, of record in Book 4613, page 113, Register's Office for Davidson County, Tenenssee.

This conveyance is made subject to restrictive covenants of record in Book 4220, page 723, and restrictive covenants and agreements of record in Book 4613, page 113, said Register's Office, and the Plan of record in Book 4595, page 9, said Register's Office, which shows an owner's certificate, certain setback lines and easements.

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This is { unimproved / improved } (X) property, known as 913 Wedgewood Avenue (House Number) (Street) Nashville, Tennessee P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said James W. Smith and wife, Janice M. Smith their heirs and assigns, forever.

And I do covenant with the said James W. Smith and wife, Janice M. 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, Theodore H. Pailet, Trustee do further covenant and bind myself, my successors ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said James W. Smith and wife, Janice M. Smith, their heirs and assigns against the lawful claims of all persons whomsoever, but only as to such title coming through or by me as trustee, but no further or otherwise.

Witness my hand this 19th day of April, 19 73

Theodore H. Pailet

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Jo Ann Smith, a Notary Public in and for said County and State, the within named Theodore H. Pailet, Trustee

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

Witness my hand and official seal at Nashville Tennessee, this 19th day of April, 19 73

Jo Ann Smith, Notary Public.

Commission expires May 15, 1975

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

APR24 CONV 18,650.00
APR24 S'TAX A* 48.36
APR24 PR'FEE A* .50
W'DEED A* 4.00 * 52.86

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 .....