This instrument was prepared by
Bass, Berry & Sims, Attorneys
1000 American Trust Bldg.
Nashville, Tennessee

BOOK 4778 PAGE 203

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Bass, Berry & Sims, Attorneys
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Nashville, Tennessee

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Mr. Ancel E. Smith	Same	
(NAME)	(NAME)	132-1
2305 Pierce Avenue		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	140
Nashville, Tenn. 37212		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ($10.00)----------
---------- Dollars,

and other good and valuable considerations paid by Ancel E. Smith and wife, Frances Hurt Smith, receipt of which is hereby acknowledged, we, Willis R. Jones and wife, Evelyn Bell Jones

have this day bargained and sold, and do hereby transfer and convey unto the said Ancel E. Smith and wife, Frances Hurt Smith, their ~~HEIRS~~, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 27 on the Plan of Rolling Meadows, as of record in Book 1424, pages 98 and 99, Register's Office for said County.

Said Lot No. 27 fronts 100 feet on the easterly side of Outer Drive, and runs back between parallel lines, 210 feet to a dead line.

Being the same property conveyed to Willis R. Jones and wife by deed from Edward Kaeser, Jr. and wife of record in Book 3104, page 492, Register's Office for Davidson County, Tennessee.

This conveyance is subject to easements for water rights set out in agreement of record in Book 1141, page 378, Register's Office for Davidson County, Tennessee, restrictions of record in Book 1628, page 621 as modified in Book 1713, page 420, said Register's Office and terms of owner's certificate, setback lines and utilities easement shown on plan of record in Book 1424, pages 98 and 99, R.O.D.C.T.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 27,000.00

Subscribed and sworn to before me, this the 2nd day of January 1974

Affiant

My commission expires: 5/7/77 (Affix Seal)

Notary Public

This is improved (X) unimproved ( ) property, known as 4024 Outer Drive, Nashville, Tennessee (House Number) (Street) 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 Ancel E. Smith and wife, Frances Hurt Smith, their ~~HEIRS~~, 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. except as hereinabove set forth and 1973 real property taxes which are assumed by Grantees. 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 hands this 2nd day of January, 1974, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

x Willis R. Jones

x Evelyn Bell Jones

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, William N. Ozier, a Notary Public in and for said County and State, ~~ANCEL E. SMITH AND WIFE~~ Willis R. Jones and wife, Evelyn Bell Jones

the within named bargainors, 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 2nd day of January, 1974.

William N. Ozier
Notary Public

Commission expires 11/15/77

WILLIAM N. OZIER NOTARY PUBLIC DAVIDSON COUNTY STATE OF TENNESSEE AT LARGE

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.....

JAN-4-74	CONV	27,000.00			
JAN-4-74 S'TAX			A*	70.20	
JAN-4-74 PB'FEE			A*	.50	
JAN-4-74 W'DEED			A*	4.00	* 74.70

WARRANTY DEED

FROM

WILLIS R. JONES AND WIFE

TO

ANCEL E. SMITH AND WIFE

C 37344

IDENTIF. REFERENCE

JAN 4 10 24 AM '74

FELIX Z. ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE