BOOK 4802 PAGE 775

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS (NAME)	SEND TAX BILLS TO (NAME)	MAP PARCEL NUMBERS
Joseph N. Smith and wife, Gladys Z. Smith	First Federal Savings & Loan Association	146-4
684 Harding Place (STREET ADDRESS OR ROUTE NUMBER)	236 4th Avenue, North (STREET ADDRESS)	#26
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	6D-18595

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

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Dollars,

and other good and valuable consideration, the receipt of which is hereby acknowledged, we, the undersigned

LEONARD B. DRAKE and wife, NORMA S. DRAKE

have this day bargained and sold, and do hereby transfer and convey unto the said

JOSEPH N. SMITH and wife, GLADYS Z. SMITH

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 491 on the Plan of Section Six, Caldwell Hall, of record in Book 2900, page 148, Register's Office for Davidson County, Tennessee.

Beginning at a point in the north margin of Harding Place at the corner of Lots No. 491 and 492; thence east with Harding Place, 87 feet to a monument; thence around a curve in a northeasterly direction 39.27 feet to a monument in the westerly margin of Wauford Drive; thence northerly with said drive, 150 feet to the corner of lot 432; thence West with the line between lots no. 432 and 491, 110 feet to the southwest corner of lot no. 432, continuing in a westerly direction 12.1 feet to the northeast corner of lot no. 492; thence South with the line between lots 491 and 492, 175.4 feet to the point of the beginning, subject to all recorded restrictions.

Being the same property conveyed to Leonard B. Drake and wife, Norma S. Drake by deed from Carolyn Cooner Withers of record in Book 4502, page 948, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 36,300.00

Subscribed and sworn to before me, this the 1st day of April 19 74

Affiant

My commission expires: 1-17-77 (Affix Seal)

Notary Public

SCOVILLE NOTARY PUBLIC STATE OF TENN.

This is unimproved (X) improved property, known as 684 Harding Place, 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

Joseph N. Smith and wife, Gladys Z. Smith

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,* except for 1974 taxes and restrictive covenants of record in Book 3221, page 6, amended in Book 3251, page 543, said Register's Office. We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Joseph N. Smith and wife, Gladys Z. Smith

their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 1st day of April, 19 74, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Leonard B. Drake

Leonard B. Drake

Norma S. Drake

Norma S. Drake

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. PICG, ATTORNEY
916 J. C. [illegible] BLDG.
NASHVILLE, TENN. 37219

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Leonard B. Drake and wife, Norma S. Drake

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 1st day of April, 19 74

Patricia E. McAnally Notary Public

Commission expires June 1, 1977

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 _____

APR-4	CONV			36,300.00		
APR-4	S'TAX		A*	94.38		
APR-4	PR'FEE		A*	.50		
APR-4	W'DEED		A*	4.00	*	98.88

— Filed for Fed —

C 48548

IDENTIF. REFERENCE

APR 4 2 36 PM '74

FELIX Z. WHITWORTH REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

Leonard B. Drake etux

TO

Joseph N. Smith etux

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238