FORM NO. WD-1

BOOK 4830 PAGE 653

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $17500.00

Tom G. Coleman
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF July, 1974

Notary Public

MY COMMISSION EXPIRES: 8-2-76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Tom G. Coleman, Jr., Atty., 1623 Parkway Towers, Nashville, Tennessee
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Lester H. Smith, Jr., etux (NAME) | First & Mid South Mortgage (NAME) | Map 104-15 |
| 2120 Blair Blvd. (STREET ADDRESS OR ROUTE NUMBER) | P. O. Box 2568 (STREET ADDRESS) | Par 155 |
| Nashville, Tenn. (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee 37219 (CITY) (STATE) (ZIP) | 24W-7900 |

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, George Larkin Fox and wife, Miriam Skinner Fox

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lester H. Smith, Jr., and wife, Kathryn W. 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 Lot No. 13 on the Map of St. Bernard Place, of record in Book 161, Page 171, Register's Office for said County.

Said Lot No. 13 fronts 50 feet on the North side of Blair Boulevard and runs back between lines, 137.34 feet on the West line and 137.78 feet on the East line, to an alley in the rear on which it measures 50 feet.

Being the same property conveyed to George Larkin Fox and wife, Miriam Skinner Fox, by deed from G. C. Davidson, Jr., and wife, Ann S. Davidson, of record in Book 4195, Page 570, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the above named Grantees assume and agree to pay the remaining unpaid balance of a deed of trust of record in Book 2827, Page 591, Register's Office for Davidson County, Tennessee, being collected by First and Mid-South Mortgage Company.

This instrument is made subject to all applicable Metropolitan government planning and zoning regulations.

This is unimproved ( ) improved (X) property, known as 2120 Blair Blvd., Nashville, Tennessee
(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 our hand s this 1st day of July, 19 74

George Larkin Fox

Miriam Skinner Fox

LOUISIANA

STATE OF TENNESSEE
Davidson County

BOOK 4830 PAGE 654

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named George Larkin Fox and wife, Miriam Skinner Fox

the bargainor, 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 Baton Rouge, Louisiana, Tennessee, this 1st day of July 19 74.

Commission expires at death

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

George Larkin Fox, et ux

TO

Lester H. Smith, Jr., et ux

C 6 1 3 4 7

IDENTIF. REFERENCE

JUL 2 9 34 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

| | | | | | |
|---|---|---|---|---|---|
| JUL-2 | CONV | 17,500.00 | | | |
| JUL-2 S'TAX | | | A* | 45.50 | |
| JUL-2 PR'FEE | | | A* | .50 | |
| JUL-2 | W'DEED | | A* | 4.00 | * 50.00 |