THIS INSTRUMENT PREPARED BY:

DAVID B. HERBERT
ATTORNEY NASHVILLE, TENN.

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP, PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
	Mr. Mark J. Smith BOOK 4846 PAGE 535	First Federal Savings & Loan Fourth & Union Nashville, Tennessee 37219
FIELD BOOK NUMBER(S) O. H. 7824	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 4100 Outer Drive	LOAN OR ACCOUNT NO. 551921-1 PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by th grantees herein to pay, the principal balance now due, plus future interest, on a certain note dated August 21, 1969, in the original principal sum of $22,300.00, payable to First Federal Savings & Loan Association, in monthly installments as set forth in said note, with interest as set out therein, and being secured by a deed of trust executed by Sydney L. Smith and wife, to T. I. Holman, Jr., Trustee, as of record in Book 4359, page 871,

SYDNEY L. SMITH and wife, BETHEL K. SMITH

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto MARK J. SMITH, SR.

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No.18 on the Plan of Rolling Meadows, as of record in Book 1424, pages 98 and 99, described as follows:

BEGINNING at a point in the easterly margin of Outer Drive at the corner of Lots Nos. 17 and 18; thence with the line between said lots southeasterly 214.4 feet to a point; thence northeasterly 130 feet to the south margin of Greerland Drive; thence with the margin of the same, northwesterly 185 feet to the beginning of a curve; thence around said curve, southwesterly 39.3 feet to the easterly margin of Outer Drive; thence with the margin of the same, southwesterly 75 feet to the point of beginning.

Being the same property conveyed to Sydney L. Smith and wife, Bethel K. Smith, by deed from Emily H. Kesterson, as of record in Book 4359, page 869.

This conveyance is made subject to restrictions of record in Book 1628, page 621, as amended and additional restrictions in Book 1713, page 420, amended by instrument in Book 1757, page 427.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except as shown above and 1974 taxes which have been assumed by Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by ~~its~~ duly authorized officers) on this, the 16th day of August, 1974.

Sydney L. Smith

Bethel K. Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4846 PAGE 536

Before me, James E. White, a Notary Public in and for the State and County aforesaid, personally appeared the within named

Sydney L. Smith and wife, Bethel K. Smith

the 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, the 16th day of August, 1974.

My commission expires: 8/18/75

James E. White
Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

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

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires:

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 39,000.00

Mark J. Smith Sr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF August 19 74

MY COMMISSION EXPIRES: 4/23/78
(AFFIX SEAL)

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

C 6 8 5 6 7

WARRANTY DEED

FROM

SYDNEY L. SMITH AND WIFE

TO

MARK J. SMITH, SR.

IDENTIF. REFERENCE

AUG 23 3 18 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

AUG 23 74	CONV	39,000.00		
AUG 23 74	S'TAX		A* 101.40	
AUG 23 74	PR'FEE		A* .50	
AUG 23 74	W'DEED		A* 4.00	* 105.90

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____, and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

_____
Notary Public