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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-3

FROM

LOUISE JONES RESHA

TO

RICHARD EDWARD SMOTHERMAN

For draftsman's use

THIS INSTRUMENT PREPARED BY
RICHARD MARSHALL, ATTORNEY,
NASHVILLE, TENNESSEE

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard E. Smotherman (NAME)	Richard E. Smotherman (NAME)	49-parcel 268
6125 Beals Lane (STREET ADDRESS OR ROUTE NUMBER)	6125 Beals Lane (STREET ADDRESS)	
Nashville, Tn. 37218 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37218 (CITY) (STATE) (ZIP)	

C71421

IDENTIF. REFERENCE

SEP 17 2 27 PM '74

FELIX A. ... DAVIDSON COUNTY, TENN.

(FOR REGISTER'S USE)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 6,500.00 Richard E. Smotherman
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF September, 1974

Judy Lashley
Notary Public

MY COMMISSION EXPIRES: July 31, 1978

(AFFIX SEAL)

For and in Consideration of the sum of Six Thousand Five Hundred ($6,500.00)

DOLLARS

cash in hand paid by Richard Edward Smotherman, the receipt of which is hereby acknowledged, I, Louise Jones Resha, a widow,

SEP 17 CONV *6,500.00
SEP 17 S'TAX A* 16.90
SEP 17 PR'FEE A* .50
SEP 17 W'DEED A* 6.00 * 23.40

have bargained and sold, and by these presents do transfer and convey unto the said Richard Edward Smotherman, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 3 of Roy's Heights, a subdivision, the Plat of which is of record in Book 3842, page 14, Register's Office for Davidson County, Tennessee.

ACCORDING to said Plat, said Lot No. 3 fronts 175.0 feet on the Easterly boundary or margin of the Clarksville Highway, which is State Route 112, which is U. S. 41-A, the northerly beginning point of said lot being in the boundary line between Lots 3 and 4 on said Plat, and said lot runs

back Easterly on the Northerly margin of said lot, 15 feet to a point in said line; thence along the Northerly margin of said lot, 250.3 feet to a point; thence running South 5°30' East, 192.30 feet to a point, which is in the margin of the corner of said Lot No. 3 and Lot No. 2 on said subdivision Plat; thence Westerly along the said boundary line between said two lots, 243.6 feet to a point 15 feet from the margin or boundary line of said Clarksville Highway, said boundary line being the Southerly boundary of said Lot No. 3; thence on a line along said boundary line 15 feet to the easterly boundary or margin of Clarksville Highway; thence Northerly along said easterly margin of the Clarksville Highway, 175.0 feet, more or less, to the northerly boundary line of said Lot No. 3.

BEING a part of the same property conveyed to Tom Resha and wife, Louise Jones Resha, by deed from Barbara Resha, a widow, of record in Book 3166, page 507, Register's Office for Davidson County, Tennessee, the said Tom Resha having died on October 31, 1964.

This Conveyance is subject to the following:

1. Restrictive convenants contained in an instrument dated September 28, 1972, recorded in the Register's Office for Davidson County, Tennessee, on September 28, 1972, where the same appears of record in Book 4641, page 668, of said office.
2. 40-ft. building setback line shown on the recorded Plat or Plan of record in Book 3842, page 14, said Register's Office.
3. A 15-ft street dedication along the Westerly line of said lot lying between said line as shown on said Plat and the Easterly boundary or margin of the Clarksville Highway.
4. A 20-ft. gas line and utility and drainage easement which runs along the rear or Easterly boundary line of said lot as shown on said Plat. Said 20-ft easement along the rear of said lot is a part of a 40-ft gas line easement created by instrument of record in Book 1334, page 182, and dedicated for use by instrument of record in Book 2538, page 469, said Register's Office.

unimproved ( )
This is improved (X) property, known as _____ (House Number) (Street) 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 RICHARD EDWARD SMOTHERMAN, his heirs and assigns, forever.

And I do covenant with the said Richard Edward Smotherman 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, except by 1974 taxes, which have been pro-rated between Grantor and Grantee and are assumed by Grantee; and by the above mentioned restrictions and easements.

And I, LOUISE JONES RESHA, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said RICHARD EDWARD SMOTHERMAN, his heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 17th day of September, 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.

Louise Jones Resha
LOUISE JONES RESHA

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STATE OF TENNESSEE
Davidson County.

Personally appeared before me, Judy Binkley, a Notary Public in and for said County and State, the within named LOUISE JONES RESHA

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

Witness my hand and official seal at Nashville, Tennessee, this 1st day of September, 1974

Judy Binkley, Notary Public

Commission Expires July 31, 1978

STATE OF
County of

Personally appeared before me, , a Notary Public in and for said County and State, the within named

the bargainor, 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 day of , 19.

, Notary Public

Commission Expires

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 .