FORM NO. WD-1

BOOK 4968 PAGE 847

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 34,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May, 1975

Notary Public

MY COMMISSION EXPIRES: 2-12-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, Attorneys, 112 Stahlman Building, Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gail S. Smith (NAME)	Fidelity Federal S/L Assoc. (NAME)	8D 08767
6540 Upton Court (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Map 102-3
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	Par 192

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, CLAUDE V. LAWRENCE, JR., and wife, MARY C. LAWRENCE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GAIL S. 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:

"SEE ATTACHED"

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage deed of trust to Fidelity Federal Savings and Loan Association of record in Book 4286, page 506, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

The said Mary Clare Lawrence and Mary C. Lawrence are one and the same person.

unimproved ( )
This is improved (X) property, known as 6540 Upton Court, 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 28th day of April, 19 75

Claude V. Lawrence, Jr. Mary C. Lawrence

STATE OF TENNESSEE
Davidson County

BOOK 4908 PAGE 848

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named CLAUDE V. LAWRENCE, JR. and wife, MARY C. LAWRENCE

the 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 28th day of April 1975.

Commission expires 11-12-75

Robert T. Tosh
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
CLAUDE V. LAWRENCE ET UX

TO
GAIL S. SMITH

C 96484

IDENTIF. REFERENCE

MAY 1 1.19 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

WILKINS & ADAMS
ATTORNEYS-AT-LAW
112 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201

MAY-1 75	CONV	34,500.00			
MAY-1 75	S'TAX		A*	89.70	
MAY-1 75	PR'FEE		A*	.50	
MAY-1 75	W'DEED		A*	6.00	* 96.20

TWO Tracts of land lying and being in Davidson County, Tennessee, and described as follows:

Tract No. I:

LAND in Davidson County, Tennessee, being Lot No. 11 on the plan of Charlotte Park, Section 26-B, as of record in Book 3842, page 203, Register's Office for said County, more particularly described as follows:

BEGINNING at a point in the northerly margin of North Upton Court, common corner of Lots Nos. 11 and 12; thence along the line between said two lots northerly 199.19 feet, more or less, to the center line of a creek; thence along said center line easterly approximately 30 feet to a point; thence South 26° 54' 28" West 73.20 feet; thence South 41° 49' 48" East 116.46 feet; thence South 48° 10' 27" West 27.36 feet to a point in the northwest corner of Lots Nos. 10 and 11; thence along the line between Lots Nos. 10 and 11 southwesterly 121.45 feet to a point in the northerly margin of said North Upton Court; thence westerly along said margin 42.0 feet to the beginning.

Tract No. II:

LAND in Davidson County, Tennessee, being part of the Reserved Parcel "A" on the plan of Charlotte Park, Section 26, of record in Book 3700, page 91, Register's Office for said County, described according to a survey made by Kohl-Coode and Associates, dated August 11, 1973, as follows:

BEGINNING at a point, said point being located at the rear common corner of Lot No. 9 on the plan of said Section 26 and Lot No. 11 on the plan of Charlotte Park, Section 26-B, of record in Book 3842, page 203, said Register's Office; thence with the northeasterly extension of the line between said Lots Nos. 9 and 11, North 48° 10' 12" East, passing a witness line at 220.28 feet, a total distance of 249.28 feet, more or less to the center of a creek; thence with the center of said creek northwestwardly and westwardly 260 feet, more or less, to a corner of said Lot No. 11; thence with a line of said Lot No. 11, South 27° 00' 53" West, passing a concrete monument at a witness line at 35 feet, more or less, and continuing for a distance of 33.24 feet, making a total of 68.24 feet, more or less to a concrete monument; thence with the northeasterly line of said Lot No. 11, South 41° 49' 48" East 116.46 feet to the point of beginning, containing 27,225 square fee, more or less.

BEING the same property conveyed to Claude V. Lawrence, Jr. and wife, Mary C. Lawrence by two deeds: one from Donald T. Lewis and wife, Peggy Lewis of record in Book 4631, page 318, and the other from Reynold Bubis, Trustee, of record in Book 4781, page 745, all in the Register's Office for Davidson County, Tennessee.