Prepared by Corn, Sheeler & Edmonson, Attys
Madison Tenn

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jimmy O. Smith (NAME)	Same as New Owner (NAME)	15D 15415
1151 Cherbrook Dr. (STREET ADDRESS OR ROUTE NUMBER)	BOOK 4943 PAGE 815 (STREET ADDRESS)	Map 73-1
Hasle-Tenn (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Par. 126

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ---------- ---------- ($10.00) *Dollars,*
cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, and including the assumption of an indebtedness to Emigrant Savings Bank of record in Book 3883, page 977, Register's Office for Davidson County, Tennessee.

We, JAMES CLAYTON PROFFITT, JR. AND WIFE, VONDA J. PROFFITT,

have this day bargained and sold, and do hereby transfer and convey unto the said Jimmy O. Smith and wife, Brenda Smith, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 18 on the Map of Highland Vies Subdivision, as of record in Book 1424, page 39, Register's Office for Davidson County, Tennessee.

Said Lot No. 18 fronts 70 feet on the southwesterly side of Milton Drive, formerly Warrenton Place, and runs back 173.9 feet on the northwesterly line and 152.8 feet on the southeasterly line to a dead line, measuring 73 feet thereon.

Being the same property conveyed to James Clayton Proffitt, Jr. and wife, Vonda J. Proffitt, by deed from Jess S. Dickinson and wife, of record in Book 3908, page 465, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 26,000.00

Subscribed and sworn to before me, this the 20th day of August 19 75

My commission expires 11-17-76 (Affix Seal)

Affiant Jimmy O Smith

Notary Public Pedrie H. Floyd

This is unimproved (X) improved ( ) property, known as 2407 Milton Drive, 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 JIMMY O. SMITH AND WIFE, BRENDA 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 as herein set out.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* JIMMY O. SMITH AND WIFE, BRENDA SMITH, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 30th *day of* July, 19 75 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James C. Proffett Jr. — James Clayton Proffitt, Jr.

Vonda J. Proffitt — Vonda J. Proffitt

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *a Notary Public in and for said County and State,* James Clayton Proffitt, Jr. and wife, Vonda J. Proffitt, 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 Madison, *Tennessee, this* 30th *day of* July, *19* 75.

Diane G. Floyd *Notary Public*

Commission expires 11-17-76

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 .....

WARRANTY DEED

FROM

JAMES CLAYTON PROFFITT, JR. ET UX

TO

D 12121

IDENTIF. REFERENCE

AUG 20 3 24 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

AUG 20 75 CONV 26,000.00
AUG 20 75 S'TAX A* 67.60
AUG 20 75 PR'FEE A* .50
AUG 20 75 M'DEED A* 4.00 * 72.10

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS