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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Mary J. Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF January, 1976

Notary Public

MY COMMISSION EXPIRES: 6-22-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS 507 Stahlman Bldg. Nashville, Tenn. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary J. Smith , single (NAME)	Lomas & Nettleton Company (NAME)	Map 102-4
6469 Thunderbird Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 964 (STREET ADDRESS)	Par. 121
Nashville, Tenn. 37209 (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Va. 23451 (CITY) (STATE) (ZIP)	8DA-33124

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, I, MILDRED A. RANEY

HEREINAFTER CALLED THE GRANTOR HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MARY J. SMITH, single

HEREINAFTER CALLED THE GRANTEE , THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in the 8th Civil District of Davidson County, Tennessee, being Lot No. 1101 on the Map of Charlotte Park, Section 19, as of record in Book 3600, page 83, Register's Office for said County, more particulary described as follows:

SAID Lot No. 1101 fronts 81.38 feet on the southeasterly side of Thunderbird Drive, and extends back 151.8 feet on the northeasterly line and 150.2 feet on the southwesterly line to a line in the rear on which it measures 89.80 feet.

BEING the same property conveyed to William W. Raney and wife, Mildred A. Raney by Deed from Richard McHenry and wife, Peggy B. McHenry, of record in Book 3988, page 250, Register's Office for Davidson County, Tennessee. The said William W. Raney having since died.

This conveyance is subject to restrictive covenants of record in Book 3821, page 339, said Register's Office, easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee herein.

This is unimproved ( ) improved (X) property, known as 6469 Thunderbird Drive, Nashville, Tennessee 37209
(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 my hand this 15th day of January, 1976

Mildred A. Raney
MILDRED A. RANEY

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mildred A. Raney

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 15th day of January 19 76

Commission expires 11-7-79

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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
MILDRED A. RANEY

TO
MARY J. SMITH, single

D 3 3 3 6 3

IDENTIFICATION REFERENCE

JAN 23 3 20 PM '76

FELIX Z [illegible] REGISTER
DAVIDSON COUNTY, TENN.

JAN 23		CONV	34,500.00		
JAN 23	S'TAX			B*	89.70
JAN 23	PR'FEE			B*	.50
JAN 23		W'DEED		B*	4.00 * 94.20

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.