BOOK 5066 PAGE 474

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,842.73

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF September 1976

Notary Public

MY COMMISSION EXPIRES: 2-15-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harry G. Nichol, Atty., 711 J.C.Bradford Bldg., Nashville, Tn., 37219.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Arnold I. Smith et ux (NAME)	Same (NAME)	183
6652 Beacon Ln. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	6.04 pt
Nashville Tn. 37209 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Rachel Y. Bonds and husband, Charles C. Bonds,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Arnold I. Smith and wife, Brenda Lois 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: In the 5th Civil District of Davidson County, Tennessee, being a part of Tract 15 on the survey of a portion of the Burkitt Estate Farm, more fully described in a survey made by Donald R.Carver, surveyor, July 12, 1976, as follows:

BEGINNING at a point in the west margin of Battle Road, said point being Huffman's northeast corner; thence with Huffman's north fence line North 89° 15' West 410.47 feet to an iron pin and a fence post; thence with Huffman's west fence line South 6° 45' West 680 feet to an iron pin; thence with a new staked line North 83° 10' West 1148.30 feet to an iron pin; thence North 6° 00' 25" East 856.52 feet to an iron pin; thence South 83° 10' East 1462.6 feet to an iron pin in the west margin of Battle Road; thence with the west margin of Battle Road South 34° 35' East 196.25 feet to the point of beginning.

Being part of said Tract 15 conveyed to Rachel Y. Bonds by deed from Louise Burkitt, et al., dated May 26, 1976, of record in Book 5031, page 935, Register's Office for Davidson County, Tennessee. Subject to restrictive covenants contained in said instrument of record in Book 5031, page 935, to which reference is here made.

Charles C. Bonds, husband of said Rachel Y. Bonds, joins in the execution of this conveyance for the purpose of conveying his marital rights pursuant to the provisions of Chapter 285 of the Public Acts of Tennessee, amending Section 26-301 of The Tennessee Code Annotated and repealing Section 26-302 of said Code.

This is unimproved ( ) improved (X) property, known as Acreage tract on west Margin of Battle Road.
(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 3rd day of September, 1976.

Rachel Y. Bonds

Charles C Bonds

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Rachel Y. Bonds and husband, Charles C. Bonds,

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 3rd day of September 1976

Commission expires 2-18-80

Elizabeth C. Ambrose
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

Mail to: Arnold I. Smith
6652 Beacon Ln.
Nashville, TN 37209

WARRANTY DEED

FROM
RACHEL Y. BONDS ET VIR

TO
ARNOLD I. SMITH ET UX.

D 66973

IDENTIF. REFERENCE

SEP 8 3 16 PM '76

REGISTER
DAVIDSON CO., TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

SEP-8-76	CONV	36,842.73			
SEP-8-76	S'TAX		B*	95.68	
SEP-8-76	PR'FEE		B*	.50	
SEP-8-76	W'DEED		B*	4.00	* 100.18