This instrument prepared by: Homer R. Ayers, Attorney at Law,
223 Madison Street, Madison, Tennessee 37115

WARRANTY DEED

Mail BOOK 5157 PAGE 347

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
GLEN RAYBURN SMILEY	Same	52-1
235 Madison Blvd. (NAME: / STREET ADDRESS OR ROUTE NUMBER)	(NAME / STREET ADDRESS)	207
Madison Tn 37115 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	11 D 70495

FOR AND IN CONSIDERATION of the sum of ---------TEN AND 00/100----------
----------($10.00)---------- Dollars,

cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged,

BEADIE RIGGINS LANDIS, widow, by and through her Attorney in Fact, CHARLES WILLIAM RIGGINS, JR., hereinafter referred to as Grantor,

have this day bargained and sold, and do hereby transfer and convey unto the said GLEN RAYBURN SMILEY,

hereinafter referred to as Grantee, his

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

Being part of Block "H" on the Revised Plan of Power & Roth's Madison Park Subdivision, as of record in Book 843, page 7, Register's Office, for said County, and described as follows:
Beginning at a point in the north margin of Madison Boulevard 160.25 feet east of the corner of said Boulevard and Argle Avenue; thence with Madison Boulevard easterly 100 feet to a point; thence northerly 176 feet to a point in the south line of the property conveyed to Jessie M. Barrett, of record in Book _____, page _____, Register's Office for said County, said point being 64 feet west of his southeast corner; thence along his south line west 36 feet to his southwest corner; thence with his west line north 32 feet to a point 180 feet south of Robinwood Avenue; thence westerly 81.75 feet to a point 160.25 feet east of the east margin of Argle Avenue; thence southerly parallel with Argle Avenue 200 feet to the beginning.

Being the same property conveyed to Beadie Riggins Landis by deed from Elsie Rue Clements and wife, Mildred A. Clements, of record in Book 2333, page 49, Register's Office for Davidson County, Tennessee. Charles William Riggins, Jr. executes this deed as Attorney in Fact for Beadie Riggins Landis pursuant to Power of Attorney recorded simultaneously herewith.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 34,000.00

Subscribed and sworn to before me, this the 3rd day of June 19 77

Affiant: Glen Rayburn Smiley

My commission expires: 3/15/81 (Affix Seal)

Notary Public: Carolyn T. McKinney

NOTARY PUBLIC STATE OF TENNESSEE

This is unimproved ( ) improved (XX) property, known as 235 Madison Boulevard, Madison, 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 grantee, his

(successors), heirs and assigns forever. I covenant that I am 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 appears of record.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said grantee, his

(successors), heirs and assigns, against the lawful claims of all persons.

Witness my hand this 3rd day of June 1977, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Charles William Riggins Jr.
Charles W Riggins Jr.
Attorney in Fact for Beadie Riggins Landis, widow

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State,
CHARLES WILLIAM RIGGINS, JR., Attorney in Fact for Beadie Riggins Landis

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

Witness my hand and official seal at Madison, Tennessee
this 3rd day of June, 19 77

Carolyn T. Mahoney
Notary Public

Commission expires 3/15/81

CAROLYN T. MAHONEY NOTARY PUBLIC DAVIDSON CO. TENN. LARGE SEAL

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 ...

CO 34,000	MT
WD 4.00	MS
TD	ST 88.40
CC	ST
MR	PF .50
UCC	TOT 92.90

JUN-97 CONV 34,000.00
JUN-97 S'TAX B* 88.40
JUN-97 PR'FEE B* .50
JUN-97 W'DEED B* 4.00 * 92.90

WARRANTY DEED

FROM
BEADIE RIGGINS LANDIS, widow

TO
GLEN RAYBURN SMILEY

E 0 8 2 5 7

IDENTIF. REFERENCE

JUN 9 3 06 PM '77

REGISTER
FE[illegible] COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 106 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115