This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

LINDA C. BAILEY AND

CHRISTINE P. SWAFFORD, a partnership

TO

JESSE E. SMIKES, JR. AND WIFE,

BETTY SMIKES

For draftsman's use

This instrument prepared by

CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

BOOK 5159 PAGE 749

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jesse E. Smikes, Jr. & wife, Betty Smikes (NAME)	The Champberlain Company (NAME)	Map 59-5
3056 Sunnyview Drive (STREET ADDRESS OR ROUTE NUMBER)	620 Lindsay Street (STREET ADDRESS)	Parcel 281
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Chattanooga, Tennessee 37403 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

IDENTIF. REFERENCE

JUN 15 1 03 PM '77

FELIX P. ... REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 32,500.00 Jesse E. Smikes, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF June, 1977

Notary Public

MY COMMISSION EXPIRES: 1-31-78

(AFFIX SEAL)

E09197

For and in Consideration of the sum of ---------Ten Dollars and No/100---------

----------($10.00)----------DOLLARS cash in hand paid by Jesse E. Smikes, Jr. and wife, Betty Smikes, and other good and valuable considerations, receipt of which is hereby acknowledged.

LINDA C. BAILEY AND CHRISTINE P. SWAFFORD, a partnership, GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said JESSE E. SMIKES, JR. AND WIFE, BETTY SMIKES, GRANTEES their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 285 on the Plan of Buena Vista Estate, Section 6, of record in Book 4460, page 85, Register's Office for said County.

Said Lot No. 285 fronts 65 feet on the northwesterly side of Sunnyview Drive and extends back 182.2 feet on the northeasterly line and 207.1 feet on the southwesterly line to a dead line measuring 79.94 feet thereon.

Being the same property conveyed to Linda C. Bailey and Christine P. Swafford, a partnership, by deed from Nathaniel Shelton and wife, Shirley Shelton, of record in Book 5075, page 32, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants contained in instrument of record in Book 4620, page 866, said Register's Office, and the Plan of record in Book 4460, page 85, said Register's Office, shows an owner's certificate, a 30-foot minimum building setback line from Sunnyview Drive and a 10-foot easement for public utility and drainage purposes along the rear line of said lot.

BOOK 5159 PAGE 750 WD-2

This is { } unimproved { X } improved property, known as 3056 Sunnyview Drive, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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 except as of record.

And we, Grantors 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.

Witness our hand s this 14th day of June, 1977

Linda C. Bailey
(LINDA C. BAILEY)

Christine P. Swafford
(CHRISTINE P. SWAFFORD)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Linda C. Bailey and Christine P. Swafford

the 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 Nashville Tennessee, this 14th day of June, 1977

..., Notary Public.

Commission expires 1-31-78

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 ...

JUN 15 CONV 32,500.00
JUN 15 ST TAX B* 84.50
JUN 15 RECD B* .50
JUN 15 DEED B* 4.00 * 89.00

Witness my hand and seal, at office in ..., this ... day of ..., 19....

..., Notary Public.

Commission expires ...

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37201