BOOK 5258 PAGE 213

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,500.00

Affiant MICHAEL J. SMITH

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF March, 19 78

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
THOMAS, HALLIBURTON & BALLIN
107 PARKWAY TOWERS
NASHVILLE, TENNESSEE 37219

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
M/M Michael J. Smith (NAME)	NATIONAL MORTGAGE COMPANY (NAME)	84-11-148
2311 Aubrey Drive (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	
Nashville, Tn. 37214 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (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, JERRY SHEARER, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL J. SMITH and wife, PATRICIA A. 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:

LAND in Davidson County, Tennessee, being Lot No. 227 on the Plan of Maplecrest, as of record in Book 1835, pages 27 and 28, Register's Office for said County and State, to which said plan reference is hereby made for a more complete legal description of said lot.

BEING the same property conveyed to Jerry Shearer by deed from Laura Bates, unmarried of record in Book 4945, page 107, Register's Office for Davidson County, Tennessee.

This conveyance, however, is subject to any and all easements and rights of way of public record and to Restrictions of record in Book 1874, page 452, Register's Office for Davidson County, Tennessee.

This is ( ) unimproved (X) improved property, known as 2311 Aubrey Drive, Nashville, Tennessee 37214
(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 mt hand this 1st day of March, 19 78

X Jerry Shearer
JERRY SHEARER, unmarried

STATE OF TENNESSEE
DAVIDSON County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jerry Shearer

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 1st day of March, 1978

Commission expires 9-12-78

Notary Public

STATE OF TENNESSEE
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

WARRANTY DEED

FROM

TO

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IDENTIF. REFERENCE

MAR 2 9 07 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Delta Title Company
Titles Guaranteed
1100 Kermit Drive • Suite 100
NASHVILLE, TENNESSEE 37217

MAR-28	CONV	31,500.00			
MAR-28	S'TAX		B*	81.90	
MAR-28	PR'FEE		B*	.50	
MAR-28	W'DEED		B*	4.00	* 86.40