BOOK 5324 PAGE 704

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,000.00

X Roy W. Downs
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 14TH DAY OF AUGUST, 1978.

Notary Public

MY COMMISSION EXPIRES: 11/

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, 300 JAMES ROBERTSON PARKWAY, NASHVILLE, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roy W. Downs (NAME)	Moulton, Allen & Williams, Inc. (NAME)	148-2
221 Margo Lane (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 10025 (STREET ADDRESS)	4
Nashville, Tenn. 3721 (CITY) (STATE) (P. O. ZIP)	Birmingham, AL 35203 (CITY) (STATE) (ZIP)	5DU 02496

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, Jessie Lou Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Roy W. Downs and wife Joy G. Downs

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. 121 on the Plan of Section IV Haywood Acres, as of record in Book 2900, page 93, Register's Office for Davidson County, Tennessee.

Said Lot No. 121 fronts 110 feet on the easterly margin of Margo Lane and extends back 252.8 feet on the northerly line and 250.7 feet on the southerly line to a dead line in the rear on which it measures 88.7 feet.

Being the same property conveyed to Harry Lee Smith and wife, Jessie Lou Smith by deed from Ernest J. Guthrie and wife, Clara M. Guthrie of record in Book 3793, page 14, Register's Office for Davidson County, Tennessee, and now vested solely in Jessie Lou Barnham Smith by divorce decree docket number 52531, Probate Court for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing restrictions and easements of record.

This is unimproved ( ) improved (XX) property, known as 221 Margo Lane (House Number) (Street) Nashville, Tenn. 3721 (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 seised 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 14TH day of AUGUST, 1978

Jessie Lou Smith

Jessie Lou Smith

STATE OF TENNESSEE }
County of Davidson }

BOOK 5324 PAGE 705

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jessie Lou Smith

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 14TH day of AUGUST, 1978

Commission expires 11-6-79

Notary Public

STATE OF TENNESSEE }

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 Jessie Lou Smith

TO Roy W. Downs

E 8 2 6 6 8

IDENTIF. REFERENCE

AUG 14 3 03 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

AUG 14 78	CONV	36,000.00			
AUG 14 78	S'TAX		B*	93.60	
AUG 14 78	PR'FEE		B*	.50	
AUG 14 78	W'DEED		B*	4.00	* 98.10

Return to:
LAWYER'S ESCROW SERVICE
300 JAMES ROBERTSON PARKWAY
NASHVILLE, TENNESSEE 37201