This instrument prepared by:
Mead & Mead Law Offices
101 Cumberland Ave., Madison, TN.

WARRANTY DEED

BOOK 5397 PAGE 289

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mary Florence P. Smith (NAME)	Same (NAME)	155
611 Magnolia Ave (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	P/O Par 22 Ln
L. Pittsburg Tenn 3738 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS AND NO/100---------- ($10.00) ------ *Dollars,*

cash in hand paid by the grantees, hereinafter named, and other good and valuable considerations, the receipt of which is hereby acknowledged.

We, A.W. Chaffin and wife, Edna L. Chaffin, hereinafter called the grantors,
have this day bargained and sold, and do hereby transfer and convey unto the said Mary Florence P. Smith

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Beginning at an iron pin corner on the south R/W of Poplar Creek Road, twenty five feet from the center of same, said corner being the northwest corner of this tract and the northeast corner of tract 4, thence along said R/W south 85 deg. 01 min. east a distance of 73.60 feet to a point.
Thence by same north 83 deg. 15 min. east a distance of 102.82 feet to a point.
Thence by same north 71 deg. 26 min. east a distance of 102.28 feet to a point.
Thence by same north 64 deg. 55 min. east a distance of 92.64 feet to an iron pin corner, then the northeast corner of this tract and **adjoins** the land of Schrader, now or formerly.
Thence leaving the road and along the west lines of Schrader, south 3 deg. 58 min. 25 sec. west a distance of 939.19 feet to the southeast corner of this tract.
Thence by lands of McClain south 84 deg. 04 min. west a distance of 160 feet to the southwest corner of this tract and the southeast corner of tract 4.
Thence by the west lines of tract 4, **north** 8 deg. 34 **min**. 42 sec. west a distance of 885.94 feet to the place of beginning.
Containing 5.237 acres.
Being the same property conveyed to A.W. Chaffin and wife, Edna L. Chaffin, of record in Book _____, page _____, Register's office of Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $14,500.00

Subscribed and sworn to before me, this the 8th day of February 1979.

Affiant

My commission expires: 10-18-81 (Affix Seal)

Notary Public

This is { unimproved } property, known as tract 1, Poplar Creek Road, Nashville, TN.
{ improved } (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

(successors),

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* grantees, their

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

Witness our *hand* s *this* 8th *day of* February, 1979, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

A.W. CHAFFIN

EDNA L. CHAFFIN

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* A.W. Chaffin and wife, Edna L. Chaffin

the within named 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* 8 *day of* February, *19*79

Notary Public

Commission expires 10-14-81

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 .....

4259 02/21 42.20- CHECK

WARRANTY DEED

FROM

TO

F. 1.5 0.4 6.

IDENTIF. REFERENCE

FEB 21 1 48 PM '79

FELIX Z. WILSON CL REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS