BOOK 5463 PAGE 260

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 240,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF July, 1979

Notary Public

MY COMMISSION EXPIRES: 9-27-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM D. CASTLEMAN, ATTORNEY, 807 AMERICAN TRUST BUILDING, NASHVILLE, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES M. SMITH, SR. (NAME)	~~SAME~~ 435 N. 7th St. (NAME)	Map 12
Rt. 3, Baker Road (STREET ADDRESS OR ROUTE NUMBER)	Goodlettsville, Tenn. (STREET ADDRESS)	Par 10
Goodlettsville, TN (CITY) (STATE) (P. O. ZIP)	37072 (CITY) (STATE) (ZIP)	10D-38110

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, GERAL DEE THORNTON and wife, FRANCES W. THORNTON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES M. SMITH, SR.

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 the Tenth Civil District of Davidson County, Tennessee, described according to a copy of a survey thereof made by J. R. Wauford & Company, dated April 19, 1952, as follows:

BEGINNING at a stake in the center line of Baker's Creek Road at the corner of the tracts marked "W. E. Nicks and J. H. Woodall" on said survey; thence along the center line of said lot being the center of an old abandoned railroad right-of-way north 56° 57' west 900 feet to a stake; thence with a fence line north 19° 23' east 434.1 feet to a stake at a turn in said fence; thence, continuing with the fence north 70° 30' west 198.5 feet to a 24' hackberry in James Patton's tract; thence, along Patton's line and with a fence line north 21° 14' east 573.1 feet to a stake and north 15° 46' west 271.1 feet to a stake in the southerly margin of the L & N Railroad right-of-way; thence, along said right-of-way with a fence south 61° 44' east 1327.4 feet to a stake at the common corner of the tracts marked "J. H. Woodall and W. E. Nicks"; thence, with the line between Woodall and Nicks' tracts south 24° 03' west 1241 feet to an iron pin and continuing in the same direction 109 feet to the beginning, and containing 30 acres.

INCLUDED IN BUT EXCLUDED THEREFROM:

A strip of land from survey center line station 24 + 00 to survey center line station 32 + 60 and extending 25 feet to the right of said center line. Containing 0.23 acres, more or less.

BEING the same property conveyed to Geral Dee Thornton and wife, Frances**

This is unimproved ( ) improved (X) property, known as Rt. 3, Baker Road, Goodlettsville, TN
(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 our hand s this 10th day of July, 1979

x Geral Dee Thornton x Frances W. Thornton

GERAL DEE THORNTON FRANCES W. THORNTON

STATE OF TENNESSEE
Davidson County

BOOK 5463 PAGE 261

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Geral Dee Thornton and wife, Frances W. Thornton

the bargainorS, 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 10th day of July, 1979

Commission expires 9-27-81

Janice D. Byrd
Notary Public

STATE OF TENNESSEE
Davidson 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
GERAL DEE THORNTON ET UX

TO
FRANCES W. THORNTON

JAMES M. SMITH, SR.

F: 39348

IDENTIF. REFERENCE

JUL 11 11 24 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FILE BOX 9

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

** CONTINUED
W. Thornton, by deed from J. H. Woodall and wife, Maude Lillian Woodall, of record in Book 3860, page 772, Register's Office for Davidson County, Tennessee.

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5463 PAGE 262

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			140000.00- CO	
			364.00 CO TX	
			.50 PRFE[illegible]	
			6.00 WDE[illegible]	
			CHECK	370.50-
5512A07/11/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 39348

IDENTIF. REFERENCE

JUL 11 11 24 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 696270