8641.- 07/24 39.52- CHECK

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } BOOK 5470 PAGE 143

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 12,750

Jerry N Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF July 1979.

Paul G Blankenship
Notary Public

MY COMMISSION EXPIRES: August 6, 1980

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Paul G. Blankenship, Atty. 3311 Gallatin Rd. Nashville, Tenn. 37216
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerry N. Smith, Et Al (NAME)	Jerry N. Smith (NAME)	Map 83 103
245 Hillcrest Dr. (STREET ADDRESS OR ROUTE NUMBER)	245 Hillcrest Drive (STREET ADDRESS)	Parcel 196
Madison, Tenn. 37115 (CITY) (STATE) (P. O. ZIP)	Madison, Tennessee 37115 (CITY) (STATE) (ZIP)	18W 6515

Mail

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, Robert E. Ellis and wife, Evelyn S. Ellis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jerry N. Smith and Oliver N. 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:

BEING part of Lot No. 155 in the Plan of East Edgefield, now a part of the City of Nashville, which is recorded in Book 21, page 147, of the Register's Office for Davidson County, Tennessee.

BEING 50 feet off the west side of said Lot No. 155, beginning on the south side of Boscobel Street, formerly Magnolia Street, at a point 33 feet from the southwest corner of Boscobel or Magnolia Street and 14th Street and running southwardly 170 feet to a 16 foot alley; thence with said alley, westwardly 50 feet; thence at right angles northwardly 170 feet to Boscobel or Magnolia Street; thence eastwardly with the south side of Boscobel or Magnolia Street 50 feet to the beginning.

BEING the same property conveyed to Robert E. Ellis and wife, Evelyn S. Ellis , by deed from Wesley Hull Sperry and wife, Vassie Hale Sperry and Sim Cartwright and wife, Ida E. Cartwright, of record in Book 5014, page 470, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 1312 Boscobel Street, Nashville, Tennessee 37206
(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 23rd day of July, 1979

Robert E. Ellis

Evelyn S. Ellis

BOOK 5470 PAGE 144

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Paul G. Blankenship, a Notary Public in and for said County and State, the within named Robert E. Ellis and wife, Evelyn S. Ellis

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 23rd day of July 19 79

Commission expires August 6, 1980

Paul G. Blankenship
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

TO

F 4 1 8 0 0

IDENTIF. REFERENCE

JUL 24 12 19 PM '79

FELIX Z. [illegible] II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

BOOK 5470 PAGE 145

RECEIVED OF _____

FOR _____

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
			12750.00- CO	
			33.02 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 39.52-	
8641A	07/24/79		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-41800

IDENTIF. REFERENCE

JUL 24 12 19 PM '79

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 699311