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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 13,000.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF August, 1979

Notary Public

MY COMMISSION EXPIRES: [illegible]
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENN.

THIS INSTRUMENT WAS PREPARED BY
John B. Downey, Atty., Rt. #10, Royal Oaks Blvd., Franklin, Tn. 37064
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard D. Downey (NAME)	New Owner (NAME)	
Rt. #10, Royal Oaks Blvd. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	102-12
Franklin, Tn. 37064 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Par 114 TK

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, Collis W. Smith and wife, Mary T. Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard D. Downey

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 Lot no. 274 on the plan of Millwood Subdivision, Section 1, as of record in Book 3700, page 140, Register's Office for Davidson County, Tennessee.

Said Lot No. 274 fronts 135.00 feet on the northeasterly side of Millwood Boulevard and extends back 283.9 feet on the northwesterly line and 462.0 feet on the southeasterly line, to a line in the rear on which it measures 273.76 feet.

Being the same property conveyed to Collis W. Smith and wife, Mary T. Smith, by deed from Thomas C. Summers, Trustee, of record in Book 4220, page 482, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 1979, which have been prorated and the plat of record in Book 3700, page 140 showing easements and set back lines.

This is unimproved (X) improved ( ) property, known as Lot 274, Millwood Blvd., Nashville, Tn. 37205
(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 15th day of August, 19 79

Collis W. Smith — Mary T. Smith

Collis W. Smith

Mary T. Smith

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, J. B. Downey Jr., a Notary Public in and for said County and State, the within named Collis W Smith & Mary T Smith

the bargainor 2, 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 _____, Tennessee, this 15 day of August 1979

Commission expires 10/31/79

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

COLLIS W. SMITH AND WIFE,

MARY T. SMITH

TO

RICHARD D. DOWNEY

F. 49339

IDENTIF. T REFERENCE

AUG 30 2 40 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

8/30 [illegible] CHECK

5239

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST & DEED

CC - CERTIFIED COPY
MR - RELEASE
UC - UNIFORM COMMERCIAL CODE

MS - MISCELLANEOUS
ST - STATE TAX CONVEY.
ST - STATE TAX MORT.
PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			.00-	
			33.80	CO TX
			.50	PRFEE
			6.00	WDEED
				CHECK 40.30-
8230A	08/30/79		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 49339

IDENTIF. REFERENCE

AUG 30 2 40 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 708620