This Instrument Prepared By:
DAVID F. HERBERT
[illegible], Speight & Crawford
[illegible] Floor, L & C Tower
[illegible]ville, Tennessee 37219

BOOK 5531 PAGE 730

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
127-190	Mr/Mrs Sigurd E. Lee	Third National Mtge. Co. P.O.Box 2628 Nashville, TN. 37219
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 229278
9D-11990	Buffalo Road	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note dated December 1, 1978, in the original principal sum of $70,500.00, payable to Third National Bank, according to the terms and conditions as set out in said note, with interest as set forth therein, and being secured by a deed of trust executed by Gerald B. Smith and wife, to James L. Roberts, Trustee, as of record in Book 5372, page 100 as re-recorded in Book 5374, page 592,

GERALD B. SMITH and wife, SUE FULLER SMITH

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto SIGURD EDWARD LEE and wife, KIM JONES LEE

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being in the 14th Civil District of said County, described as follows: BEGINNING at a point in the center of Buffalo Road, said point is the west boundary line of Albert Ewing property; thence with said line, north 44 degrees 55 minutes west 1242 feet to a point; thence south 5 degrees east 553 feet to a point; thence south 86 degrees east 250 feet to a point; thence south 42 degrees 30 minutes east 600 feet to a point in the center of Buffalo Road; thence with the same, north 47 degrees 30 minutes east 250 feet to the point of beginning, containing 6.3 acres, more or less.

Being the same property conveyed to Gerald B. Smith and wife, Sue Fuller Smith, by deed from Edward Douglas Underwood and wife, Evelyn O. Underwood, as of record in Book 5193, page 870.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except as shown above and 1979 taxes which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 14th day of November, 19 79

Gerald B. Smith

Gerald B. Smith

Sue Fuller Smith

Sue Fuller Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

Gerald B. Smith and wife, Sue Fuller Smith

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, the 14th day of November, 1979.

My commission expires: 7-27-81

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 150,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF November, 1979

MY COMMISSION EXPIRES: 7-27-81 (AFFIX SEAL) Notary Public

WARRANTY DEED

FROM

GERALD B. SMITH AND WIFE

TO

SIGURD EDWARD LEE AND WIFE

F S 3 7 0 9

IDENTIF. REFERENCE

Nov 16 11 13 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, Life & Casualty Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

150[illegible].00- CO
390.00 CO TX
.50 PRFEE
6.00 MDEED
CHECK 396.50-
6187A11/16/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F63709

IDENTIF. REFERENCE

Nov 16 11 13 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 726054