Prepared by:
John Van Deusen
18th Floor 1st American Center
Nashville, Tenn.

BOOK 5611 PAGE 205

WARRANTY DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Lee Roy Smith 110 Two Rivers Court Nashville, Tennessee	(Same)	Map 94 Parcel 28

For and in consideration of the sum of Ten and No/100s ($10.00) Dollars, cash in hand paid by LEE ROY SMITH and other good and valuable consideration, receipt of which is hereby acknowledged,

I, C. L. ADAMS, JR., have this day bargained and sold, and do hereby transfer and convey unto the said LEE ROY SMITH, his heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in the Third Civil District of Davidson County, Tennessee, described according to a survey made by Clay D. Couch, Jr., Surveyor, dated July 18, 1968, as follows:

Beginning at a point in the northerly margin of Lebanon Road, which point adjoins the Jim C. Burke property; thence northerly 2° 13' East 845.17 feet to a concrete monument; thence southerly 79° 45' East 302 feet to a concrete monument; thence southerly 2° 11' West 201.77 feet to a point, thence southerly 89° 18' West 150 feet to a point; thence southerly 2° 13' West 165 feet to a point; thence southerly 89° 18' West 100 feet; thence southerly 2° 13' West 429.15 feet to a point; thence northerly 81° 19' West 50 feet to a concrete monument, which is the point of beginning.

This conveyance is made subject to easement granted to U.S.A. by decree of condemnation, a decree of taking being recorded in Book 1207, page 504 and 1260, page 500, R.O.D.C.; said easement being 150 feet wide and 1609 feet long, for power line or lines, and easement granted U.S.A. by Bonnie Vantrease, life tenant, now deceased, as of record in Book 1714, page 107, R.O.D.C.; being a strip of ground 100 x 1612.7 feet for power line or lines.

Being the same property of which David Bryson conveyed a 1/3 undivided interest to C. L. Adams, Jr., by deed of record in Book 4234 page 959, R.O.D.C. and a 1/3 undivided interest to C. L. Adams, Jr., and James S. Douthit by deed of record in Book 4315, page 501 and which Evelynne Elnora Davis Douthit, individually and as Executrix for James S. Douthit, deceased, conveyed a 1/2 undivided interest to C. L. Adams, Jr., and wife, Betty J. Adams, now deceased, by deed of record in Book 4517, page 975, said Register's Office.

This is unimproved property known as 1200 Lebanon Road, Nashville, Tennessee.

Said real property is encumbered by a lien for 1978 taxes which are prorated and assumed by the said LEE ROY SMITH.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said LEE ROY SMITH, his heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as hereinabove stated. I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said LEE ROY SMITH, his heirs and assigns, against the lawful claims of all persons, except as above stated.

WITNESS my hand this 4th day of March, 1978.

C. L. Adams, Jr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, [illegible], a Notary Public in and for said County and State, C. L. ADAMS, JR., the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at [illegible], Tennessee, this 4th day of March, 1978.

[illegible]
Notary Public

NOTARY PUBLIC AT LARGE

My Commission Expires:
My Commission Expires Nov. 26, 1978

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $20,000.00.

Affiant

Subscribed and sworn to before me, this the 4th day of March, 1978.

[illegible]
Notary Public

NOTARY PUBLIC AT LARGE

My Commission expires:
My Commission Expires Nov. 26, 1978

F. 9 2 8 1 6

IDENTIF. REFERENCE

JUN 10 3 19 PM '80

FELIX Z. WILSON CLERK & REGISTER
DAVIDSON COUNTY, TENN.

RUSH

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5611 PAGE 207

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
			200[illegible].00-	CO
			52.00	CO TX
			.50	PRFEE
			0.50	MDEED
			CHECK	53.00-
			342UA06/10/80 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 9 2 8 1 6

IDENTIF. REFERENCE

JUN 10 3 19 PM '80

FELIX Z. WILSON, II
DAVIDSON COUNTY, TENN.

No. 761134