File 41

Form No. WD-1

BOOK 6053 PAGE 253

THIS INSTRUMENT PREPARED BY
HOWSER, THOMAS, SUMMERS,
BINKLEY & ARCHER ATTORNEYS
300 COURT SQUARE BUILDING
NASHVILLE, TENN. 37201

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,900.00

Michael A. Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF May, 1983

Thomas D. Griffith
Notary Public

MY COMMISSION EXPIRES: July 21st, 1984
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Escrow Services, 300 James Robertson Parkway, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael A. Smith (NAME)	Dominion Bancshares Mortgage Corp. (NAME)	128-10-95
635 Hicks Road (STREET ADDRESS OR ROUTE NUMBER)	Suite 200, 9900 Main Street (STREET ADDRESS)	
Nashville, Tennessee 37209 (CITY) (STATE) (P. O. ZIP)	Fairfax, Virginia 22031 (CITY) (STATE) (ZIP)	

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, JAMES C. MILLER and wife, NITA MILLER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL A. SMITH and wife, GRACE K. 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:

LAND in Davidson County, Tennessee, being Lot No. 124 on the Plan of Stacey Square, Section 3, of record in Book 4175, page 154, Register's Office for said County.

SAID Lot No. 124 fronts 70 feet on the westerly side of Hicks Road and extends back 145.7 feet on the southerly line and 130.3 feet on the northerly line to a dead line in the rear, measuring 71.48 feet thereon.

BEING the same property conveyed to James C. Miller and wife, Nita Miller by deed from William T. Gaddes and wife, Patricia W. Gaddes, of record in Book 5333, page 900, Register's Office for Davidson County, Tennessee.

H46630

IDENTIF. REFERENCE

May 9 10 45 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 635 Hicks Road, Nashville, Tennessee 37209
(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 hands this 5th day of May, 19 83

James C. Miller
JAMES C. MILLER

Nita Miller
NITA MILLER

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James C. Miller and wife, Nita Miller

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 5th day of May 19 83

Commission expires July 21st, 1984

Thomas D. Gupton
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 (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such (they) _____ 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

James C. Miller and wife,

Nita Miller

TO

Michael A. Smith and wife,

Grace K. Smith

HOWSER, THOMAS, SUMMERS
BINKLEY & ARCHER, ATTYS.
300 JAMES ROBERTSON PKWY.
NASHVILLE, TN 37201

OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 6053 PAGE 255

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
			55900.00- CO	
			145.34 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	151.94-
6011A	05/09/83		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 947548

#466630
Identification Reference
May 9 10:45 AM '83
July 3, Wilson Ltr Reg.
Davidson Cnty Tn