WARRANTY DEED

Mail THIS INSTRUMENT PREPARED BY: MEAD & MEAD
213 N. Main St.,
Goodlettsville, TN 37072

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Nita Anne Smaldone	same	map 160-12
(NAME) 5521 Granberry Height Dr.	(NAME)	par 156
(STREET ADDRESS OR ROUTE NUMBER) Brentwood, TN.	(STREET ADDRESS) BOOK 6120 PAGE 47	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of .....

..... *Dollars,*

Juanita W. Badgett,

have this day bargained and sold, and do hereby transfer and convey unto the said .....

Nita Anne Smaldone

..... *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

BEING a tract of land lying in the 1st Civil District of Davidson County, Tennessee being Lot "E" on the plan of the addition to Granberry Heights as of record in Book 5210, page 345, Register's Office of Davidson County, Tennessee and being more particularly described as follows:

Beginning at a point on the Westerly margin of Granberry Heights Drive said point being the common corner of Lot "D" and Lot "E" of the aforesaid addition to Granberry Heights; thence with the common line of Lots "E" and "D" South 52 deg. 32' 04" West a distance of 161.32 feet to a point; thence North 39 deg. 17' 30" West 198.92 feet to a point in the Southerly line of Lot 21 of Granberry Heights Section 3, the plat of which is of record in Book 4955, Page 26, Register's Office of Davidson County, Tennessee; thence with the Southerly line of said Lot 21 North 30 deg. 38' East a distance of 158.25 to a point; thence South 82 deg. 57' 15" East a distance of 47.15 feet to the Westerly margin of Granberry Heights Drive; thence with the Westerly margin of Granberry Heights Drive South 37 deg. 27' 56" East a distance of 81.66 feet to the point of beginning.

BEING the same property conveyed to Juanita W. Badgett by deem from Wickham, Hensley & Shaub Construction Company, Inc., a partnership, et al of Record in Book 5779, page 216, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ NONE

Subscribed and sworn to before me, this the 29th day of JUNE, 1983

My commission expires: 10-15-84 (Affix Seal)

Affiant: Juanita W. Badgett

Notary Public: Michael W. Miller

NOTARY PUBLIC KY. STATE AT LARGE

This is improved ( ) unimproved (X) property, known as 5521 Granberry Heights Drive, Brentwood, TN.
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said .....

Juanita W. Badgett,

..... *(successors), heirs and assigns forever.* I *covenant that* I *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself and my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Nita Anne Smaldone

..... *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* ..... *day of* ....., 19...., *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Juanita W. Badgett

Juanita W. Badgett

09/22 282.50 CHECK

1338

STATE OF KENTUCKY }
COUNTY OF HOPKINS }

BOOK 6120 PAGE 48

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Juanita W. Badgett

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at MADISONVILLE, KY 42431 *this* 29TH *day of* JUNE, *1983.*

Michael W. Miller *Notary Public*

Commission expires OCT. 15, 1984

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* ....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

..... *Notary Public*

Commission expires .....

WARRANTY DEED

FROM
Mrs. Juanita W. Badgett

TO
Mrs. Nita Anne Smaldone

Compliments of
Madison Title Company
333 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

TO WHOM IT MAY CONCERN:

I certify the value of the property transferred by me to Anne Smaldone and located at 5521 Granberry Heights Drive in Brentwood, Tennessee to be $ 165,000.00.

Mrs. Juanita W. Badgett, Aug. 13, 1983
DATE

BOOK 6120 PAGE 49

Notary
State of Kentucky

I hereby certify that JUANITA W. BADGETT appeared before me and acknowledged the above certification of value on this the 13TH day of August, 1983.

Michael W. Miller 8/13/83
Notary, State of Kentucky Date

October 15, 1984
Date Commission Expires

H 6.8 4 5.4

IDENTIF. REFERENCE T

AUG 22 8 20 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6120 PAGE 50

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
			1050.00- CO	
			273.00 CO TX	
			.50 PRFEE	
			5.00 MISC	
			CHECK	282.50-
1338A08/22/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 6 8 4 5 4

IDENTIF. REFERENCE

AUG 22 8 20 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 972811