BOOK 6214 PAGE 310

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$35,500.00 Richard A. Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF January 1984.

W. K. [illegible]
Notary Public

MY COMMISSION EXPIRES: 2/11/87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David E. Mead, Attorney, 213 N. Main Street, Goodlettsville, TN 37072
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
RICHARD A. SMITH (NAME)	EAGLE MORTGAGE & INVESTMENT COMPANY (NAME)	MAP 82-16 SP
519 South Tenth Street (STREET ADDRESS OR ROUTE NUMBER)	1949 Nicholasville Road (STREET ADDRESS)	PARCEL 449
Nashville, TN 37206 (CITY) (STATE) (P. O. ZIP)	Lexington, KY 40512 (CITY) (STATE) (ZIP)	18W 12716

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, RUTH E. STRUBE, a widow,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RICHARD A. SMITH and wife, SANDRA J. 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. 16 on the Map of Shelby Hills, as of record in Book 3600, Page 17, Register's Office for Davidson County, Tennessee.

SAID Lot No. 16 fronts 50 feet on the easterly side of South Tenth Street and runs back between parallel lines 205.13 feet to a dead line at the rear measuring 50 feet thereon.

BEING the same property conveyed to the within named Grantor by deed of record in Book 3709, Page 328, RODCTN.

THIS conveyance is subject to all restrictions and easements of record.

H 97541

IDENTIF. REFERENCE

JAN 16 8 08 AM '84

FELIX Z. WILSON, R.&.REGISTER
DAVIDSON COUNTY, TN

CHECK

This is unimproved ( ) improved (XX) property, known as 519 South Tenth Street, Nashville, TN 37206
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

01/16 98.80

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 my hand this 12th day of January, 1984

RUTH E. STRUBE: Ruth E. Strube

6255

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named RUTH E. STRUBE, a widow,

the 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 Madison, Tennessee, this 12th day of January, 1984

Commission expires 2/11/87

W. K. Georgas, Jr. 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 upon (his oath / their several oaths) acknowledged (himself / themselves) 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

RUTH E. STRUBE, a widow

TO

RICHARD A. SMITH et ux

REGISTER, PLEASE RETURN TO:
W. K. GEORGAS, JR.
P. O. BOX 1733
HENDERSONVILLE, TN 37075

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 6214 PAGE 312

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
			35500.00- CAMT.	
			92.30 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	98.80-
6255A01/16/84			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 97.5 41

IDENTIF. REFERENCE

JAN 16 9 08 AM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 6673