FIELD BOOK NO. 6DU-75464,
MAP 161-6, PARCEL 275
FIELD BOOK NO. 6DU-75468,
MAP 161-6, PARCEL 271
FIELD BOOK NO. 6DU-75467,
MAP 161-6, PARCEL 272

This Instrument Prepared By:
Hartzog, Harris & Silva
Attorneys at Law
123 Fifth Avenue North
Franklin, Tennessee 37064

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, including the Grantees assumption of a mortgage obligation owed to METROPOLITAN FEDERAL SAVINGS AND LOAN ASSOCIATION of record in Book 4766, Page 355, Register's Office of Davidson County, Tennessee, we, ROBERT C. SMITHSON and ANN S. WALLACE, have bargained and sold and by these presents do transfer and convey unto DARRELL L. WALTRIP, his heirs and assigns forever, the following described property, to wit:

TRACT I

Land in Davidson County, Tennessee, being Lot No. 24 on the Plan of Huntington Park Subdivision, Section 5, of record in Book 4660, page 47, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Robert C. Smithson by Quitclaim Deed from Ann S. Wallace, William S. Smithson, and wife, Dorothy A. Smithson, of record in Book 6133, page 61, Register's Office for Davidson County, Tennessee.

TRACT II

Land in Davidson County, Tennessee, being Lot No. 20 on the plan of Huntington Park Subdivision, Section V, of record in Book 4660, page 47, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

TRACT III

Land in Davidson County, Tennessee, being Lot No. 21 on the Plan of Huntington Park Subdivision, Section V, of record in Book 4660, page 47, Register's Office for Davidson

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County, Tennessee, to which plan reference is made for a more complete description.

Being part of the property conveyed to Ann S. Wallace, by Quitclaim Deed from Robert C. Smithson and Ann S. Wallace, heirs at law of Carl W. Smithson, Valeira Smithson, wife of the deceased Carl W. Smithson, and William H. Smithson and wife, Dorothy A. Smithson, of record in Book 5714, page 263, Register's Office for Davidson County, Tennessee. (as to Tracts II and III)

TO HAVE AND TO HOLD said tract of land, together with all improvements thereon and all appurtenances thereunto belonging unto the said Grantee, his heirs and assigns forever.

AND WE DO COVENANT with the said Grantee, his heirs and assigns, that we are lawfully seized and possessed of said property, that we have a good and lawful right to sell and convey the same, and that it is free from any lien or encumbrance whatsoever with the following exceptions:

1. Deed of trust executed by William H. Smithson and wife, Dorothy A. Smithson, and Carl W. Smithson and wife, Valeria S. Smithson to Attorneys Title Company, Inc., Trustee, dated November 19, 1973, and recorded in Book 4766, page 355, Register's Office of Davidson County, Tennessee, in favor of Home Federal Savings & Loan Association of Nashville (presently Metropolitan Federal Savings and Loan Association) which states that it secures a debt in the principal sum of $196,000.00, payable as therein specified, together with any terms, conditions, restrictions, or limitations recited therein. The present amount due should be determined by contacting the owner of the debt.

2. Taxes for 1984, a lien, but not yet due and payable.

3. Restrictive Covenants of record in Book 4734, page 353, Register's Office for Davidson County, Tennessee.

4. All matters as shown on the plan of Huntington Park, Section Five, as of record in Book 4660, page 47, Register's Office for Davidson County, Tennessee.

AND WE DO FURTHER COVENANT and bind ourselves, our heirs and representatives, to warrant and defend the title thereto against the lawful claims and demands of all persons whomsoever.

SARA SMITHSON, the wife of ROBERT C. SMITHSON, joins in

this transfer for the purpose of divesting to Grantee any right, title or interest she may have acquired in the above described real estate by virtue of her marriage to ROBERT C. SMITHSON.

CHARLES THOMAS WALLACE, the husband of ANN S. WALLACE, joins in this transfer for the purpose of divesting to Grantee any right, title or interest he may have acquired in the above described real estate by virtue of his marriage to ANN S. WALLACE.

IN TESTIMONY WHEREOF, we have hereunto set our signatures, this the 11th day of September, 1984.

Robert C. Smithson
ROBERT C. SMITHSON

Sara Smithson
SARA SMITHSON

Ann S. Wallace
ANN S. WALLACE

Charles T. Wallace
CHARLES THOMAS WALLACE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Donna Jean Wideman, a Notary Public in and for said County and State, the within named ROBERT C. SMITHSON and wife, SARA SMITHSON, and ANN S. WALLACE and husband, CHARLES THOMAS WALLACE, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 11th day of September, 1984.

Donna Jean Wideman
Notary Public

NOTARY PUBLIC

My Commission Expires:
July 23, 1988

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

I certify that the actual consideration or value, whichever is greater, for this transfer is the sum of $165,000.00.

Darrell L. Waltrip
Affiant

Sworn to and subscribed before me on this the 11th day of September, 1984.

Donna Jean Wideman
Notary Public

My Commission Expires:

July 23, 1988

SEND TAX STATEMENTS TO:

Darrell L. Waltrip

P. O. Box 591

Franklin, Tennessee 37064

1500111

IDENTIF. REFERENCE

SEP 17 9 37 AM '84

FELIX A. NILSON II REGISTER
DAVIDSON COUNTY, TN

This Instrument Prepared By: (7)

OFFICIAL RECEIPT

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

BOOK 6383 PAGE 98

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

165000.00- CAMT.
429.00 CSTAX
.50 PRFEE
12.00 WDEED
CHECK 441.50-
0770A09/17/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

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IDENTIFICATION REFERENCE

SEP 17 9 39 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0069286