BUM

FORM NO. WD-1

15036

BOOK 6474 PAGE 37

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$59,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF December, 19 84

Notary Public

MY COMMISSION EXPIRES: 2-4-15

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Saturn & Mazor, Attorneys, 212 Third Avenue North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
KENNETH M. SMITH (NAME)	The Lomas & Nettleton Company (NAME)	104-1
124 29th Avenue, North (STREET ADDRESS OR ROUTE NUMBER)	2001 Bryan Tower (STREET ADDRESS)	431
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	Dallas, Texas 75201 (CITY) (STATE) (ZIP)	25W 8150

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 W. McWRIGHT and wife, Sharon S.McWright

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO KENNETH M. SMITH and wife, MARY ANN ARMBUSTER 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. 78 on the Map of Part of West Grove Subdivision, as of record in Book 421, page 109, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to James W. McWright, Unmarried by deed from Robert K. McWright and wife, Nancy A. McWright, of record in Book 4412, page 675, Register's Office for Davidson County, Tennessee. The said James W. McWright having since married and Sharon S. McWright joining in this conveyance for the express purpose of conveying all her marital rights in subject property.

1:7:6:3:4

IDENTIF. REFERENCE

JAN 15 10 33 AM '85

FELIX A. ROBERTSON, JR. REGISTER
DAVIDSON COUNTY, TN

01/15 16:20- CHECK

Unimproved ( )
This is improved ( ) property, known as 124 29th Avenue, North, Nashville, TN 37209
(House Number) (Street or Road) (City or Town) (Postal Zip)

X

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 31st day of December, 19 84

3095

James W. McWright
JAMES W. McWRIGHT

Sharon S. McWright
Sharon S.McWright

STATE OF TENNESSEE
Davidson County

BOOK 6474 PAGE 38

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES W. McWRIGHT and wife, Sharon S. McWright

the bargainor, 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 31st day of December, 19 84.

Commission expires 4-14-87

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
JAMES W. McWRIGHT

TO
KENNETH M. SMITH
MARY ANN ARMBUSTER SMITH

PREPARED BY:
SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201
Phone: 259-3666

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

RECEIVED OF _____

FOR _____

BOOK 6474 PAGE 39

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

59500.00- CAMT.
154.70 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 161.20=
339GA01/15/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 7 6 6 3 4

T
IDENTIF. REFERENCE

JAN 15 10 33 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 101020