PREPARED BY: [illegible]CY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

548

ADDRESS NEW OWNER:
Stephen G. Smith
628 River Ridge Court
Nashville, TN 37221

SEND TAX BILLS TO:
Citicorp Homeowners, Inc.
670 Mason Ridge Center Drive
St. Louis, MO 63141

MAP-PARCEL NUMBERS:
MAP 141-15B
PARCEL 35
9D-68607

WARRANTY DEED

BOOK 6495 PAGE 550

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Antonio M. Granda and wife, Elizabeth V. Granda hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Stephen G. Smith and wife, Doris Adams Smith hereinafter called the Grantee, Grantee's 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. 303 on the plan of Rolling River Estates, Phase II, of record in Book 5200, page 7, Register's Office for said County.

SAID Lot No. 303 fronts 94.46 feet on the northerly margin of River Ridge Court and extends back 179.68 feet on the easterly line and 200.38 feet on the westerly line to a line in the rear, measuring 85.38 feet thereon.

BEING the same property conveyed to Antonio M. Granda and wife, Elizabeth V. Granda by deed from James M. Gunter and Billy H. Teal, a partnership, of record in Book 5435, page 548, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth of record in Book 4788, page 950, Book 4871, page 640, and By-Laws in Book 4892, page 679, Book 4892, page 689, and Supplemental Restrictions in Book 5214, page 933, all in said Register's Office, and to the matters set forth in the above referenced plan of record.

This is (~~un~~)improved property, known as 628 River Ridge Court, Nashville, TN 37221.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 14th day of February, 1985.

Antonio M. Granda

Elizabeth V. Granda

STATE OF TENNESSEE
COUNTY OF Davidson

On this 14th day of February, 1985, before me personally appeared Antonio M. Granda and Elizabeth V. Granda, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

My Commission Expires: 10-24-88

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENN.

OF
COUNTY OF _____

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 89,500.00.

Doris Adams Smith
Affiant

Subscribed and sworn to before me, this the 15th day of February, 19 85.

My Commission Expires: 10-14-88

_____
Notary Public

2338

08/20 239.20- CHECK

WARRANTY DEED

from:

ANTONIO M. GRANDA AND WIFE,
ELIZABETH V. GRANDA

to:

STEPHEN G. SMITH AND WIFE,
DORIS ADAMS SMITH

RETURN TO: JCB

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-23201

DAVIDSON COUNTY, TN
REGISTER'S OFFICE

FEB 20 10 21 AM '85

IDENTIFICATION REFERENCE

1 8 4 0 5 8

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6495 PAGE 552

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

89500.00- CAMT.
238.70 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 239.20-
2338A02/20/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I.8405.8

IDENTIF. REFERENCE

FEB 20 10 21 AM '85

DAVIDSON COUNTY, TN

No. 109698