FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

40,000.00 Timothy D. Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May 19 85.

Cynthia G. O'Neal
Notary Public

MY COMMISSION EXPIRES: 4/19/87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
W. Houston Wood and Timothy D. Smith (NAME)	Same (NAME)	Map 72-09
1900 First American Center - Box 42 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 412
Nashville, TN 37238-0042 (CITY) (STATE) (P O ZIP)	(CITY) (STATE) (ZIP)	15DA-02443

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, Sam R. Sanders and wife, Martha H. Sanders

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO W. Houston Wood and Timothy D. 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:

BEING a portion of Lot No. 35 on the Map of Irvington a plat of which is of record in Book 843, page 60, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Sam Sanders and wife, Martha A. Sanders by deed from David E. Long and wife, Sandra H. Long of record in Book 5376, page 572, Register's Office for Davidson County, Tennessee.

Right of ingress and egress over and along the property located at 1012 Carolyn Street, the same being known as Lot No. 36 on the Map of Irvington, of record in Plat Book 843, Page 60, along the western boundary a width of 10 feet, extending the entire length of said Lot along the boundary between Lot No. 36 and 35, over the existing driveway now located along the western boundary of said Lot No. 36, of record in Book 5376, page 572, Register's Office for Davidson County, Tennessee.

Taxes for 1985 have been pro-rated and assumed by Grantee

THIS conveyance subject to such easements, setback lines and Restrictive Covenants of record in said Register's Office

This is unimproved ( ) improved (XX) property, known as 1010 Carolyn Avenue Nashville, TN 37216
(House Number) (Street) (P O Address) (City or Town) (Postal Zip)

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 hand s this 1st day of May, 19 85

Sam R. Sanders Martha H. Sanders

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 Sam R. Sanders and Martha H. Sanders

the bargainer S, 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 1st day of May 19 85.

Commission expires 4/19/87

Cynthia W. O'Lee
Notary Public

NOTARY PUBLIC AT LARGE

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 (their several oaths) acknowledged (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
Sam R. Sanders and wife,
Martha H. Sanders

TO
W. Houston Wood and
Timothy D. Smith

File Box 24

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

J011118

IDENTIF. REFERENCE T

MAY 2 10 01 AM '85

FILED & RECORDED IN REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	COTX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MOTX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			40000.CO-	CAMT.
			184.00	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	110.50-
			3580A05/02/85 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J.O. 1 1 1 8

IDENTIF. REFERENCE

MAY 2 10 01 AM '85

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

No. 130376