THIS INSTRUMENT PREPARED BY: PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys
2208
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Billy E. Smith, Jr.
321 Huntington Ridge Drive
Nashville, Tennesseee 37211

SEND TAX BILLS TO:
Same

MAP-PARCEL NUMBERS:
6DU-76488
161-11-A-
170

WARRANTY DEED

BOOK 6661 PAGE 692

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, Judith A. Matthews, unmarried hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Billy E. Smith, Sr. 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 Townhouse No. 170 on the plan of Huntington Ridge Townhouses, of record in Book 4675, page 9, Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference.

BEING the same property conveyed to Judith A. Matthews by deed from Larry W. Wells and wife, Theresa H. Wells, of record in Book 6083, page 361, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 4729, page 687 as amended in Book 4889, page 905 and Book 5394, page 243, said Register's Office, and to the matters set forth in the above referenced plan of record.

This is (un)improved property, known as 321 Huntington Ridge Drive, Nashville, Tennesseee 37211.

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 16th day of September, 1985.

Judith A. Matthews
Judith A. Matthews

STATE OF TENNESSEE
COUNTY OF Davidson

On this 16th day of September, 1985, before me personally appeared Judith A. Matthews, unmarried, 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 she executed the same as her free act and deed.

Diane Parker
Notary Public

My Commission Expires: 3-8-89

STATE OF TENNESSEE
COUNTY OF _____

BOOK 5661 PAGE 693

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 $66,500.00.

_____
Affiant

Subscribed and sworn to before me, this the 16th day of September, 1985.

My Commission Expires: 3-8-89

_____
Notary Public

WARRANTY DEED

from:
Judith A. Matthews, unmarried

to:
Billy E. Smith, Sr.

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157
(TN-24089)

dp

IDENTIFICATION REFERENCE

FILED
SEP 20 | 57 PM '85
FELIX Z. WISCH JR. REGISTER
DAVIDSON COUNTY, TN.

38236

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6661 PAGE 694

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

66500.CO- CAMT
172.90 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 179.40-
9058A09/20/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38236

IDENTIFICATION REFERENCE

SEP 20 1 57 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 174735