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FILE BOX 45

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 34,914.03

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF December, 1985

Notary Public

MY COMMISSION EXPIRES: 9/15/88

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

GREGORY M. GALLOWAY - 1161 Murfreesboro Road - Suite 316 - Nashville, TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David D. Smith	National Mortgage Company	MAP 43-09
(NAME)	(NAME)	
306 Wiley Street	4041 Knight Arnold Road	PARCEL 52
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, TN 37115	Memphis, TN 38118	11D-58015
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Robert B. Beck and wife, Martha Lu Beck

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David D. Smith and wife, Jaylia 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 Lot No. 35, Block "A" on the Map of Overlook Estates, of record in Plat Book 843, page 105, Register's Office for said County, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Robert B. Beck and wife, Martha Lu Beck, by deed from Howard N. Caruthers and wife, Connie Lynn Caruthers, of record in Book 6603, page 624, said Register's Office.

This conveyance is subject to Restrictive Covenants of record in Book 1429, Page 44, Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by Howard N. Caruthers and wife Connie Lynn Caruthers, to Ernest W. Turnbull, Trustee, for Tennessee Housing Development Agency, dated May 30, 1980, and filed for record in Book 5607, Page 730, Register's Office for said County, with an unpaid principal amount of approximately $_____, which the grantees herein hereby assume and agree to pay. The escrow account if any is hereby transferred to the grantees.

8394

IDENTIFICATION REFERENCE

DEC 5 9 54 AM '85

A. Z. WILSON JR REGISTER DAVIDSON COUNTY TN

unimproved ( ) property known as 306 Wiley Street, Madison, TN 37115
This is improved (X) (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 heir 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 covey 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 3rd day of December, 1985

Martha Lu Beck

Robert B. Beck

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~Robert B. Beck and wife, Martha Lu Beck~~

(or proved to me on the basis of satisfactory evidenc

the bargainor 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 3rd day of December, 19 85

Commission expires 9/9/89

Notary Public

STATE OF TENNESSEE
COUNTY OF

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, and corporation, and that (he) (they) as such _____ and _____ being authorized so to do, execute 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 _____

(or proved to me on the basis of satisfactory evidence)

his oath himself

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Robert B. Beck
~~Martha Lu Beck~~

TO

David D. Smith
Jaylia D. Smith

RETURN TO:

METROPOLITAN ESCROW, INC.
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

GREGORY M. GALLOWAY
ATTORNEY-AT-LAW
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

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	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

34914.03- CONT.
90.71 STAX
.50 PRFEE
6.00 MDEED
CHECK 97.24-
311 2A12/05/85 3AL .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

58394

IDENTIFICATION REFERENCE

Dec 5 9 54 AM '85

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 198173