file box 8

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

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
William C. Adams, Jr. 1818 Lombardy Avenue Nashville, TN 37215	First Tennessee Bank National Association P. O. Box 1000, Dept. 47 Memphis, Tennessee 38148	MAP 117-7 PARCEL 27 16DA-01505

WARRANTY DEED

BOOK 6764 PAGE 156

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, Ronald C. Smith and wife, Linda W. Smith hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto William C. Adams, Jr. and wife, Allison S. Adams 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 the easterly 20 feet of Lot No. 8 and the westerly 45 feet of Lot No. 9, Block "B" on the Map of the final plat of the Walter Stokes Home Place Subdivision No. 1, as of record in Book 974, page 92, Register's Office for said County, and described as follows:

BEGINNING at a point in the northerly margin of Lombardy Avenue 631.8 feet west of the westerly margin of Brightwood Avenue, being the southwest corner of that part of Lot No. 9, Block "B" conveyed to John J. Johnson by deed of record in Book 1172, page 66, said Register's Office; thence easterly with the north margin of Lombardy Avenue 65 feet to a point, the southeast corner of that part of Lot 8, Block "B" conveyed to F. A. Guy by deed of record in Book 1195, page 121, said Register's Office; thence northerly with Guy's east line 175 feet to a dead line; thence easterly and parallel with the northerly margin of Lombardy Avenue 65 feet to a point, Johnson's northwest corner; thence southerly with Johnson's west line 175 feet to the point of beginning.

BEING the same property conveyed to Ronald C. Smith and wife, Linda W. Smith by deed from Phillip C. Jenquin, unmarried, of record in Book 6008, page 136, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

This is (un)improved property, known as 1818 Lombardy Avenue, Nashville, TN 37215.

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 15th day of January, 1986.

Linda W. Smith

Ronald C. Smith

STATE OF TENNESSEE
COUNTY OF Davidson

On this 15th day of January, 1986, before me personally appeared Ronald C. Smith and wife, Linda W. Smith, 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 he executed the same as their free act and deed.

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
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 $ 106,000.00.

William C. Adams Jr.
Affiant

Subscribed and sworn to before me, this the 15th day of January, 1986.

My Commission Expires: 10-24-88

_____
Notary Public

BOOK 6764 PAGE 157

WARRANTY DEED

from:
Ronald C. Smith and wife, Linda W. Smith

to:
William C. Adams, Jr. and wife, Allison S. Adams

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

TN-34516

98 JAN 16 2 38 PM '86
FELIX Z. HELSKNOT REGISTER
DAVIDSON COUNTY, TN

IDENTIFI REFERENCE

6 9 4 6 5

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

BOOK 6764 PAGE 158

RECEIVED OF _____

FOR _____

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

106000.00- CONT.
275.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 288.10-
6609A01/16/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

69465

IDENTIFICATION REFERENCE

JAN 16 2 39 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 211348