Box 8 cg

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

ADDRESS NEW OWNER:
Susan M. Harding
4103 Farmview Drive
Nashville, TN 37218

SEND TAX BILLS TO:
First Tennessee Bank National Association
P. O. Box 1000, Dept. 47
Memphis, Tennessee 38148

MAP-PARCEL NUMBERS:
MAP 59-5
PARCEL 171
13DA-41195

WARRANTY DEED

BOOK 6798 PAGE 495

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, Howard Dean Smith and wife, Geraldean Smith

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Susan M. Harding, unmarried

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. 165 on the plan of Buena Vista Estates, Section 5, of record in Book 4460, page 22, Register's Office for said County.

SAID Lot No. 165 fronts 82.26 feet on the southerly margin of Farmview Drive and extends back 115.49 feet on the easterly line and 122.5 feet on the westerly line to a dead line in the rear, measuring 90.50 feet thereon.

BEING the same property conveyed to Howard Dean Smith and wife, Geraldean Smith by deed from Stephen Williams and wife, Linda Williams, of record in Book 5547, page 990, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 4512, page 694, said Register's Office, and to the matters set forth in the above referenced plan of record.

8.1.07-1

IDENTIFICATION REFERENCE

MAR 6 1 49 PM '86

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

This is (un)improved property, known as 4103 Farmview Drive, Nashville, TN 37218.

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 4th day of March, 1986.

Geraldean Smith

Howard Dean Smith

STATE OF TENNESSEE
COUNTY OF Davidson

On this 4th day of March, 1986, before me personally appeared Howard Dean Smith and wife, Geraldean 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.

Notary Public

My Commission Expires: 10-24-88

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___.

BOOK 5738 PAGE 496

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $45,000.00.

Susan M. Harding
Affiant

Subscribed and sworn to before me, this the 4th day of March, 1986

My Commission Expires: 10-24-88

Notary Public

WARRANTY DEED

from:
Howard Dean Smith and wife,
Geraldean Smith

to:
Susan M. Harding, unmarried

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY

Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 24675

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6798 PAGE 497

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
			45000.00- CAMT.	
			117.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 123.50-	
			065BA03/06/86 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8107.1

IDENTIFICATION REFERENCE

MAR 6 1 43 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 225045