BOOK 6837 PAGE 843

FORM NO. WD-1

QUITCLAIM DEED

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0-

Evelyn I. Grannis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23 DAY OF April, 1986.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Walt, Dyer & James, Attys. Suite 130 One Burton Hills Blvd. Nash., TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Anne G. Smith (NAME)	Same (NAME)	Map 117-2
3012 New Natchez Trace (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 76
Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	FB#07dA22740

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, John Avery Grannis, Jr. et ux, Evelyn I. Grannis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Anne G. 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. 18 of Block 6 on the Map of E.L. Hampton's Subdivision of the Stokes Tract, as of record in Book 974, page 24, of the Register's Office for said County.

Said Lot No. 18 fronts 75 feet on the southeasterly side of Natchez Trace and runs back 192 feet on the north line and 198 feet on the south line, to a dead line in the rear on which it measures 75 feet.

Being the same property conveyed to John Avery Grannis, Jr., by deed from William K. Lambie, Jr., unmarried individually, and William K. Lambie, Jr. and James Cornelius Summers, Co-Conservators of Love B. Lambie of record in Book 6690, page 784, said Register's Office for said County.

Evelyn I Grannis joins in this conveyance for the purpose of conveying any interest she may have in the property particularly marital rights.

94576

IDENTIFICATION REFERENCE

APR 24 2 43 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved ( ) property, known as 3012 New Natchez Trace Nashville, TN 37215
(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 unincumbered, unless otherwise herein set out; and we do hereby 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 hands this 23 day of April, 19 86

John Avery Grannis Jr
John Avery Grannis, Jr.

Evelyn I. Grannis
Evelyn I. Grannis

STATE OF TENNESSEE
Davidson County

BOOK 6837 PAGE 844

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John Avery Grannis, Jr. et ux, Evelyn I. Grannis

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 23 day of April 19 86

Commission expires 3/6/89

Notary Public

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 (his oath / their several oaths) acknowledged (himself / 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

TO

Prepared by:
WALT, DYER & JAMES, Attorneys
Suite 130
One Burton Hills Boulevard
Nashville, Tennessee 37215
Phone: (615) 665-1150