Map 44-14
Par. 95 Js

WARRANTY DEED

BOOK 6927 PAGE 631

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I, ELNORA DUKES SMITH, have this day bargained and sold and by these presents do hereby sell, transfer and convey unto GARY B. SMITH and RONNIE H. SMITH, the following described premises, to-wit:

Situate in the 4th Civil District of Davidson County, Tennessee, and being more particularly described as follows:

> Being Lot No. 80 on the Plan of Section I, Rolling Green Subdivision, Village of Old Hickory, Fourth Civil District, Davidson County, Tenn. as shown on plan recorded August 21, 1948 in Book 1424, Page 75, in the Register's Office for Davidson County, Tennessee; fronting 94 feet on Fowler St. and containing 0.37 acres, more or less;
>
> SUBJECT to and/or reserving two permanent easements for utilities, one 10-foot wide and one 2.5-foot wide, more or less; and all rights in connection with said easements, including the ingress and egress over the property herein conveyed for servicing easements, are expressly reserved to the GRANTOR. All as shown on said recorded plan, which is made a part of this description by reference thereto.
>
> Being the same property conveyed to Hubert Y. Smith and wife, Elnora Dukes Smith, by deed of E. I. du Pont de Nemours and Company, dated the 9th day of November, 1948 and of record in Deed Book 1676 at page 479 in the Register's Office for Davidson County, Tennessee. The said Hubert Y. Smith is now deceased leaving the grantor, his wife, as the sole owner of the property herein conveyed.

TO HAVE AND TO HOLD said premises, the hereditaments and appurtenances thereto appertaining unto the said GARY B. SMITH and RONNIE H. SMITH, their heirs and assigns, in fee simple, forever.

I covenant that I am lawfully seized and possessed of the above-described real estate; that I have a good and lawful right to sell and convey the same as herein; and that the same is free and clear of all liens and encumbrances.

THIS INSTRUMENT PREPARED BY
MILLIGAN, COLEMAN, FLETCHER, GASY, KILDAY & WOODS
COMMERCE UNION BANK BUILDING
GREENEVILLE, TN

2424

IDENTIFICATION REFERENCE

JUL 24 11 21 AM '86
FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

I further covenant and bind myself, my heirs and representatives, to forever warrant and defend the title to the said real estate unto the said GARY B. SMITH and RONNIE H. SMITH, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 23rd day of July, 1986.

Elnora Dukes Smith

Elnora Dukes Smith

STATE OF TENNESSEE]

COUNTY OF DAVIDSON]

Personally appeared before me, the undersigned authority a Notary Public in and for said State and County, the within named bargainor, ELNORA DUKES SMITH, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Nashville, Tennessee, on this the 23rd day of July, 1986.

Cathy Jones

NOTARY PUBLIC

My Commission expires: 9/28/86

Person(s) responsible for payment of taxes:

Ronnie H. Smith
305 Dook Rd
Greeneville Tn
37743

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 35,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF July 1986

Deputy Register

mail

FILE BOX 11

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

RECEIVED OF _____

FOR _____

BOOK 6927 PAGE 633

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
			350[illegible].00- CAPIT.	
			98.00 CSTAX	
			.50 PRFEE	
			6.00 MOR D	
			CHECK	104.50=
1554A07/24/86			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2 4 2 4 4

IDENTIF. REFERENCE

JUL 24 11 21 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 274841