File Box 24

BOOK 6981 PAGE 104 FORM NO. WS-1 BOOK 84

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $46,500.00

William J Scott Jr
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF September 19 86.

Notary Public

MY COMMISSION EXPIRES: 7-9-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO.	MAP-PARCEL NUMBERS
William J. Scott, Jr. (NAME)	MLA, Inc. Mortgagee (NAME)	MAP 33-8
313 Janette Avenue (STREET ADDRESS OR ROUTE NUMBER)	24315 Northwestern Highway (STREET ADDRESS)	PAR. 131
Goodlettsville, TN. 37072 (CITY) (STATE) (P. O. ZIP)	Southfield, MI. 48075 (CITY) (STATE) (ZIP)	GO 06622

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, Albert Ernest Smith and wife, Judy N. Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William J. Scott, Jr., unmarried

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. 273 on the Plan of Gatewood, Section 3, of record in Book 4175, Pages 49 & 50, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Albert Ernest Smith and wife, Judy N. Smith by deed from Judy Lynn Nokes Boles Smith of record in Book 4962, Page 114, Register's Office, Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Book 4314, Page 290, said Register's Office.

This conveyance is subject to public utility & drainage easement, anchor easements, communications systems right of way and easement agreement, and building setback line of record in Book 4175, Pages 49 & 50, said Register's Office.

Communications Systems Right of Way and Easement Agreement of record in Book 6624, Page 517, Register's Office, Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

4285 SEP 17 10 45 AM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

This is unimproved (X) unimproved ( ) property, known as 313 Janette Avenue, Goodlettsville, TN. 37072
(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 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 hands this 12th day of September, 19 86

Albert Ernest Smith

Judy N. Smith

290

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Albert Ernest Smith and wife, Judy N. Smith

the bargainors, 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 12th day of September 1986.

Commission expires 7-9-87

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 (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (they) (he) 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

Albert Ernest Smith

Judy N. Smith

TO

William J. Scott, Jr.

title escrow, inc.

suite 218
640 spence lane
nashville, tennessee 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
			46500.00- CAMT.	
			130.20 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	136.70-
			2900AC9/17/86 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4285

IDENTIF. REFERENCE

SEP 17 10 45 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 295692