File #5657 FILE BOX 38

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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 129,900.00

Andrew J. Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 2nd DAY OF February, 1987

Notary Public

MY COMMISSION EXPIRES: 1/10/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
A. B. NEIL, JR., 219 Second Avenue, North, Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: (Mortgagee)	MAP-PARCEL NUMBERS
Andrew Smith, et ux (NAME)	First Tennessee Bank N.A. (NAME)	Map 132-14
4620 Churchwood Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1000, Dept. 47 (STREET ADDRESS)	Parcel 60
Nashville, TN 37220 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38148 (CITY) (STATE) (ZIP)	FBN OH 9374

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, THOMAS R. KING and CONNIE KING SCHINGLE, sole heirs at law of Margaret H. King,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANDREW J.SMITH and wife, DONNA L. 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. 90 on the Plan of Oak Hill Valley Subdivision, as of record in Book 1835, pages 15 and 16, Register's Office for said County.
Said Lot No. 90 fronts 120 feet on the easterly side of Churchwood Drive and runs back 480.89 feet on the northerly line and 421.19 feet on the southerly line to a dead line measuring 138.11 feet thereon.

BEING the same property conveyed to Margaret H. King* by deed from Robert E. Koehm and wife, Rosaleen E. Koehm, as of record in Book 2927, page 477, Register's Office for Davidson County, Tennessee.

Said property is unencumbered except for taxes for the year 1987 which are pro rated and assumed by the Grantees herein.

This property is not the principal residence of either of the Grantors.

*the said Margaret H. King having since died.

FEB 6 8 12 AM '87
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE 91054

This is (unimproved ( ) improved (X)) property, known as 4620 Churchwood Drive, Nashville, TN 37220
(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 Wed. 28 day of Jan., 1987

Thomas R. King

Connie King Schingle

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Anita Boone, a Notary Public in and for said County and State, the within named THOMAS R. KING

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 21st day of January, 1987.

Commission Expires November 12, 1990 Anita Boone Notary Public

NOTARY PUBLIC DAVIDSON CO.

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

Commission Expires _____ _____ Notary Public

WARRANTY DEED

FROM
THOMAS R. KING and
CONNIE KING SCHINGLE

TO
ANDREW SMITH, ET UX

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Please Return to: FILE BOX 38
FIRST TITLE & ESCROW CO., INC.

STATE OF COLORADO)
)
COUNTY OF MORGAN)

Personally appeared before me, Sue B. Hellyer, a Notary Public in and for said County and State, the within named CONNIE KING SCHINGLE, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Ft. Morgan, Colorado, this 22nd day of January, 19 87.

Sue B. Hellyer Notary Public

SUE B. HELLYER NOTARY PUBLIC STATE OF COLORADO

My Commission Expires: 6/22/87

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

129[illegible] C- CAMT.
363.72 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 370.22-
7403[illegible]/26/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

91054

IDENTIFICATION REFERENCE

FEB 6 8 12 AM '87
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 42832