BOX 10

BOOK 7232 PAGE 744

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF May, 1987

Notary Public

MY COMMISSION EXPIRES: 7-13-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

PATRICIA SPICER CARDEN, ATTY.

236 Fourth Avenue North Suite 200 Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS	Send Tax Bills To/Mortgagee Is:	MAP-PARCEL NUMBERS
Kenneth E. Colgan (NAME)	Same/None (NAME)	25W05705
141-B 44th Ave N. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	103-04-0-223.00
Nashville, TN. 37209 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Rufus H. Smith and wife, Martha M. Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kenneth E. Colgan

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:

Land in Davidson County, Tennessee, being Lot No. 7 Block 16 on the plan of A Part of Sylvan Park, of record in Book 332, page 104, Register's Office for said County.

Said Lot No. 7, which is a corner lot, fronts 60 feet on the Northerly margin of Colorado Avenue and fronts 160 feet on the Westerly margin of 44th Avenue North (formerly 3rd Street), extends back 160 feet on the westerly line and 60 feet on the Northerly line to a point of intersection.

Being Part of the same property conveyed to Rufus H. Smith and wife, Hazel B. Smith by deed from H.S. Hunter, a widower, of record in Book 1295, page 12, Register's Office for Davidson County, Tennessee.

This conveyence is made subject to the matters set forth in the above referenced plan of record.

Hazel B. Smith having died April 12, 1984, and Rufus H. Smith now being married to Martha M. Smith.

RECEIVED FOR RECORD AND IDENTIFIED REFERENCE
MAY 11 2 03 PM 1987
DAVIDSON COUNTY, TN
246 7.7

CHECK

This is unimproved ( ) improved (XX) property, known as 4400 Colorado Avenue (House Number) (Street) Nashville, TN (P. O. Address) 37209 (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 unto 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 7th day of May, 1987

Rufus H. Smith — Martha M. Smith

Rufus H. Smith

Martha M. Smith

05/11 75.50

ESCS

BOOK 7232 PAGE 745

INDIVIDUAL ACKNOWLEDGEMENT

State of Tenneesee

County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, Rufus H. Smith and wife, Martha M. Smith

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

WITNESS my hand, at office, this 7th day of May, 1987.

Patricia Spicer Carden

NOTARY PUBLIC

My commission expires: 7-18-87

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ 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 himself to be President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

WITNESS my hand and seal, at office in _____ this _____ day of _____, 19____.

_____

NOTARY PUBLIC

My commission expires:

_____

WARRANTY DEED

FROM

Rufus H. Smith and wife,

Martha M. Smith

TO

Kenneth E. Colgan

PATRICIA SPICER CARDEN
Attorney At Law
236 Fourth Avenue North
Suite 200
Nashville, Tennessee 37219

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

RECEIVED OF _____

FOR _____

BOOK 7232 PAGE 746

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
			25000.00- CAMT. 70.00 CSTAX .50 PREEL 6.00 MDEED CHECK 76.50- 5805A05/11/87 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

24677

IDENTIFI REFERENCE

MAY 11 2 43 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 80388