File #1-017615
File Box 39

BOOK 7280 PAGE 606

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 110,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 24th DAY OF June 19 87

Notary Public

MY COMMISSION EXPIRES 7-19-88

THIS INSTRUMENT WAS PREPARED BY

Cumberland Valley Title, Inc., 1114 17th Avenue South, Suite 105, Nashville, Tennessee 37212

NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nicki O'Brien (NAME)	New Owners (NAME)	Map 132-1
4100 Lealand Lane (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 211
Nashville, Tennessee 37204 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	FB# 16DA-40284

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, WILLIAM L. SMITH and wife, DERRI SMITH

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO NICKI O'BRIEN, 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

Land in Davidson County, Tennessee, being Lot No. 176-B Zone Lot Division Lot No. 176, Rolling Meadows, as of record in Plat Book 6250, page 237, Register's Office for said County, to which plan reference is hereby made for a complete description.

Being the same property conveyed to William L. Smith and wife, Derri Smith by deed from Cason Dickinson and Roy S. Jones and wife, Cynthia L. Jones of record in Book 6513, page 997, Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 4100 Lealand Lane, Nashville, Tennessee 37204
(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 hand/s this 24th day of June, 19 87

WILLIAM L. SMITH DERRI SMITH

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William L. Smith and wife, Derri Smith

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 24th day of June 19 87.

Commmission expires 7-17-88

Notary Public

STATE OF TENNESSEE

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

WILLIAM L. SMITH and wife, DERRI SMITH

TO

NICKI O'BRIEN

RETURN TO:

Cumberland Valley Title, Inc.
File Box 39

Furnished by:
Lawyers Title
of Middle Tennessee, Inc.
One Eleven Union St.
Nashville, TN 37201
(615) 242-1708

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

110000.00- CAPITAL
308.00 CSTAX
.50 PRFEE
6.00 JDEED
CHECK 114.50-
4059A06/26/07 BAL .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4059

IDENTIFICATION REFERENCE

JUN 27 2 54 PM '07

REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

No. 98267