FORM NO. WD-1

STATE OF TENNESSEE } Williamson
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 92,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF February, 19 88

Notary Public

MY COMMISSION EXPIRES: 3/14/90

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Montgomery & Associates 215 Centerview Dr. Suite 150, Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard C. Smith (NAME)	same (NAME)	141-12-0-B
105 Eller Court (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	077CO
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	3688 02/03 0101 03CHECK 264.10 (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, Anne Atkinson Peterson, a married person, Michael J. Peterson, her husband

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard C. Smith, 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. 72 on the Plan of Southampton, Phase Four, as of record in Book 6250, page 565, said Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Anne Atkinson, having since been married now being Anne Atkinson Peterson by deed from Fox Ridge Company, a Limited Partnership of record in Book 6836, Page 823 and re-recorded in Book 7042, page 862, Register's Office, Davidson County, Tennessee.

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

Michael J. Peterson herein joins to convey any and all right and interest he may have; especially his marital rights.

02244

IDENTIFICATION REFERENCE

FEB 3 10 39 AM '88

DAVIDSON COUNTY, TN

This is ( ) unimproved (X) improved property, known as 105 Eller Court, Nashville, TN 37221
(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 her hand this 1st day of February, 19 88

X Anne Atkinson Peterson
Anne Atkinson Peterson

Michael J. Peterson
Michael J. Peterson

STATE OF TENNESSEE
Davidson County
Williamson

BOOK 7462 PAGE 36

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Anne Atkinson Peterson, a married person, Michael J. Peterson, her husband

the bargainor, 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 Brentwood, Tennessee, this 1st day of February, 19 88

Commission expires 3/11/90

N. Eddie Mott
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 (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

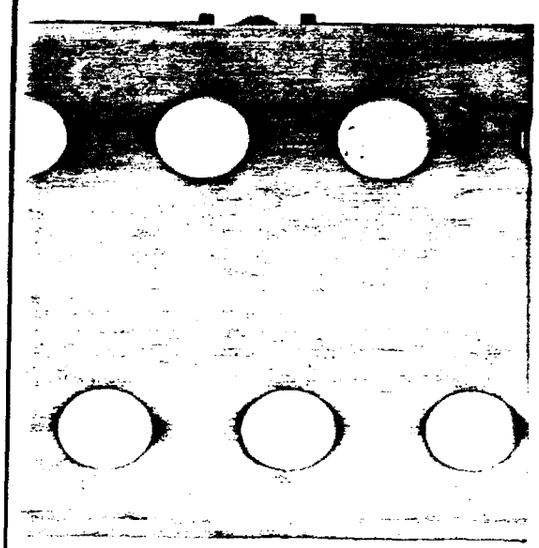
WARRANTY DEED

FROM
Anne Atkinson Peterson, a married person

TO
Richard C. Smith

OFFICIAL RECEIPT

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



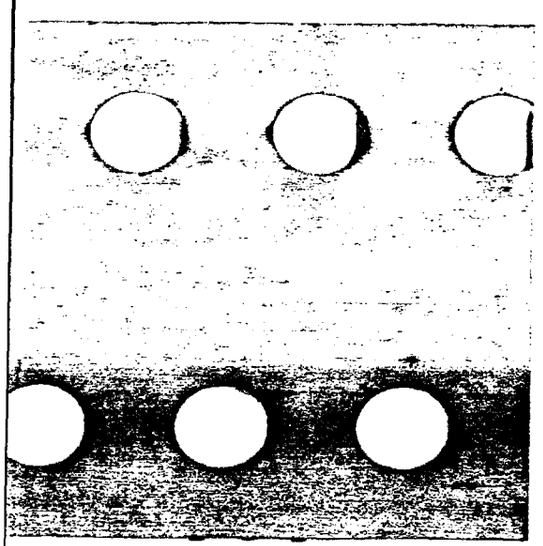
RECEIVED OF _____

FOR _____

BOOK 7462 PAGE 37

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 92000.00
				CON TX 257.60
				PRFEE 0.50
				WDEED 6.00
				TOTAL 264.10
				CHECK 264.10
02/03/88	01			10:41 0001 3688



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02244

IDENTIFICATION REFERENCE

FEB 3 10 33 AM '88

DAVIDSON COUNTY, TN

No. 58545