BOOK 7470 PAGE 570

FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 61,399.11

David W. Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF February 19 88

Carolyn Delfs
Notary Public Carolyn Delfs

MY COMMISSION EXPIRES: March 8, 1989

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
EAST END TITLE & ESCROW, INC. – 405 Two Mile Pike – Goodlettsville, Tennessee 37072

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO MORTGAGEE	MAP-PARCEL NUMBERS
DAVID W. SMITH	BUCKEYE FEDERAL SAVINGS & LOAN	MAP 43-1
(NAME)	(NAME)	
142 SARVER AVENUE	733 GREENCREST DRIVE	PARCEL 160
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
MADISON, TN 37115	WESTERVILLE, OHIO 43081	11D 25192
(CITY) (STATE) (P.O ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, MICHAEL D. HUTCHINS and wife, TERRY S. HUTCHINS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID W. SMITH and wife, DEBRA 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.

Land in Davidson County, Tennessee, being part of Lot C on the Corrected Map of W. P. Ready Subdivision of the Thornton Tract, of record in Book 332, page 110, Register's Office for Davidson County, Tennessee, and more fully described according to a survey by John Kohl and Company as follows:

Said part of said Lot C fronts 75 feet on the southerly margin of Sarver Avenue and runs back between lines 224-1/2 feet more or less on the westerly line and 242 feet more or less on the easterly line to a line in the rear which measures 75 feet.

Being the same property conveyed to Michael D. Hutchins and wife, Terry S. Hutchins by deed of record in Book 7395, page 557, Register's Office for Davidson County, Tennessee.

Grantees herein do hereby agree to assume the unpaid indebtedness which is of record in Book 6963, page 177, Register's Office for Davidson County, Tennessee, having been assigned by instrument of record in Book 6963, page 182, Register's Office for Davidson County, Tennessee, promise to pay the same and agree to hold Grantors harmless therefrom.

This is improved (XX) unimproved ( ) property, known as 142 SARVER AVENUE, MADISON, TN 37115
(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 heir 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 covey 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 16th day of February, 19 88

Debra L. Smith — David W. Smith
Terry S. Hutchins — Michael D. Hutchins

TERRY S. HUTCHINS — MICHAEL D. HUTCHINS

BOOK 7470 PAGE 571

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 MICHAEL D. HUTCHINS and wife, TERRY S. HUTCHINS; DAVID W. SMITH AND WIFE, DEBRA L. 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 GOODLETTSVILLE Tennessee, this 16th day of February 19 88

Commission expires March 8, 1989

Carolyn Delffs
Notary Public

CAROLYN DELFFS NOTARY PUBLIC STATE AT LARGE TENNESSEE

STATE OF TENNESSEE
COUNTY OF

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, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute 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

7410 02/17 0101 03CHECK 178.42

WARRANTY DEED

FROM

TO

RETURN TO:

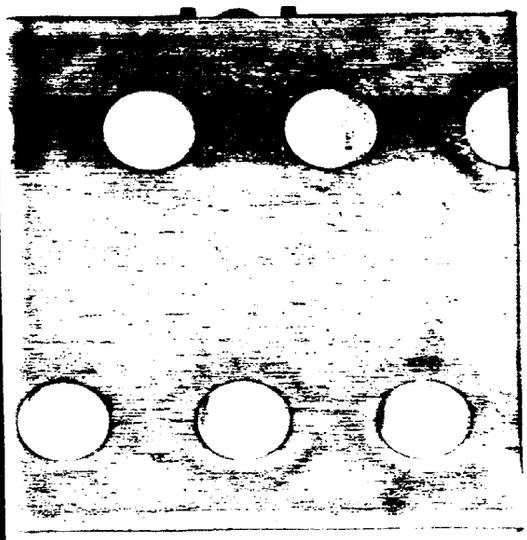
EAST END TITLE & ESCROW, INC.
405 Two Mile Pike
Goodlettsville, Tennessee 37072

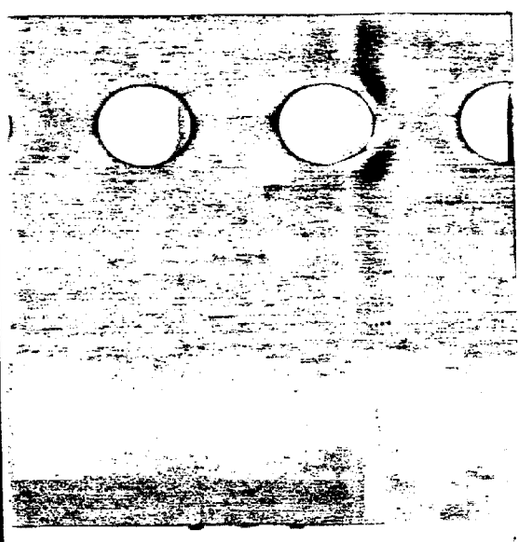
05426

IDENTIFICATION REFERENCE

FEB 17 10 09 AM '88

FELICE Z. BRIGGS REGISTER
DAVIDSON COUNTY, TN





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7470 PAGE 572

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 61399.11
CON TX 171.92
PRFEE 0.50
WDEED 6.00
TOTAL 178.42
CHECK 178.42

02/17/88 01 10:14 0001 7410

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05426.

IDENTIFICATION REFERENCE

FEB 17 10 09 AM '88

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 62197