BOOK 7532 PAGE 847 BOX 10

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 59,000.00

J. Edward Fitzgerald
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29th DAY OF April, 1988.

Patricia Spicer Carden
Notary Public

MY COMMISSION EXPIRES: 7/13/89

(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
J. Edward Fitzgerald et ux (NAME)	Atlantic Coast Mortgage Company (NAME)	21W04960
408 Greenway Avenue (STREET ADDRESS OR ROUTE NUMBER)	3975 University Drive, Suite 100/210 (STREET ADDRESS)	104-05-0-095.00
Nashville, TN 37205 (CITY) (STATE) (P. O. ZIP)	Fairfax, VA 22030 (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, Michael G. Smith and wife, Debra L. Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. Edward Fitzgerald and wife, Judith D. Fitzgerald

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. 25 on the plan of Hardison & Young's Lots in West End Park, of record in Book 421, page 190, Register's Office for said County.

Said Lot No. 25 fronts 56 feet on the easterly margin of Greenway Avenue and extends back between parallel lines 151 feet to a dead line.

Being the same property conveyed to Michael G. Smith and wife, Debra L. Smith by deed from Lissa T. Kirby, formerly Lissa C. Treadway, and husband, Garry W. Kirby of record in Book 6725, page 32, Register's Office for Davidson County, Tennessee.

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

2472 05/03 0101 03CHECK 171.70

26587

IDENTIFICATION REFERENCE

MAY 3 11 04 AM '88

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 408 Greenway Avenue, (House Number) (Street) Nashville, TN 37205 (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 29th day of April, 19 88

Michael G. Smith
Michael G. Smith

Debra L. Smith
Debra L. Smith

BOOK 7532 PAGE 848

INDIVIDUAL ACKNOWLEDGEMENT

State of Tennessee

County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, Michael G. Smith and wife, Debra L. 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 29th day of April, 19 88

Patricia Spicer Carden
NOTARY PUBLIC

My commission expires: 3-25-91

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
Michael G. Smith and wife,
Debra L. Smith

TO
J. Edward Fitzgerald and wife,
Judith D. Fitzgerald

PATRICIA SPICER CARDEN
Attorney at Law
101 Westpark Drive, Suite 350
Brentwood, Tennessee 37027

Book 7532 Page 849 Was Missing