WARRANTY DEED

This instrument was prepared by:
SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 2707
Nashville, Tennessee 37219

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO:
Terry Lee Black and wife Sharon Claire Smith Black 5129 Whitaker Dr. Nashville, TN 37211	Same	161-6/223

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $53,900.00.

Sharon Claire Smith Black
Affiant

Subscribed and sworn to before me this 22nd day of September 1988.

Notary Public

My Commission Expires:
1/21/90

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledge, I, CLYDE D. SMITH, a single person, hereinafter referred to as Grantor, have bargained and sold, and by these presents do transfer and convey unto TERRY LEE BLACK and wife, SHARON CLAIRE SMITH BLACK, hereinafter referred to as Grantees, their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 172, as shown on the Plan of Huntington Park, Section Two, of record in Book 4175, Page 108, Register's Office for said County.

Said Lot No. 172 fronts 86.70 feet along the easterly or southeasterly side of Huntington Ridge Drive, and 70.76 feet along the northeasterly side of Whitaker Drive, and measures 34.95 feet around the curve at the easterly or northeasterly corner of the intersection of Huntington Ridge Drive and Whitaker Drive; measures a total distance along its northeasterly line 142.41 feet and 134.15 feet along its southeasterly line.

Subject to restrictive covenants of record in Book 4393, page 383, Register's Office for Davidson County, Tennessee.

Also subject to the Plan of Record in Book 4175, page 108, said Register's Office which shows an owner's certificate, a 30-foot minimum building setback line along both Huntington Ridge Drive and Whitaker Drive, a 10-foot drainage and utility easement along its northeasterly line, a 2-1/2 x 25-foot utility anchor easement along its southeasterly line beginning at its intersection with Whitaker Drive.

Being the same property conveyed to Clyde D. Smith, a single person, by deed from Andrew Ewing, Trustee, of record in Book 4579, Page 632, Register's Office for Davidson County, Tennessee.

This is improved property, known as 5170 Whitaker Drive, Nashville, Tennessee

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, successors and assigns forever, and I do covenant with the said Grantees that I am seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as above mentioned, and taxes for the year 1988 which the Grantees herein assume and agree to pay.

AND I do further covenant and bind myself, and my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs, successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 22nd day of September, 1988.

Clyde D. Smith

Clyde D. Smith

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 22nd day of September, 1988, before me personally appeared CLYDE D. SMITH, to me known to be the person described in and who executed the foregoing instrument, and acknowledged he they executed the same as his free act and deed.

Witness my hand and seal, at office in Nashville, TN, this 22nd day of Sept., 1988.

Notary Public

My Commission Expires:
1/21/90

RECEIVED
SEP 23 11 33 AM '88
0274 09/23 0101 OSCHECK
184.37



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7660 PAGE 146

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	53900.00
CON TX	177.87
PRFEE	0.50
MDEED	6.00
TOTAL	184.37
CHECK	184.37

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 0274

7.0 3 0 0

SEP 23 11 33 AM '88

No. 137256