ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
CLIFTON G. SMITH	SAME	12DZ 13755
(NAME)	(NAME)	61-5-11
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

BOOK 7749 PAGE 638

WARRANTY DEED

For and in consideration of the sum of TEN AND 00/100 ($10.00) DOLLARS cash in hand paid by the within named Grantee , and other good and valuable consideration, the receipt of which is hereby acknowledged,

We, ALLEN M. NICHOLS AND WIFE, DOROTHY J. NICHOLS,

have bargained and sold, and by these presents do transfer and convey unto the said CLIFTON G. SMITH

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being more particularly described in EXHIBIT "A" WHICH IS ATTACHED HERETO AND MADE A PART HEREOF AS FULLY AS IF COPIED HEREIN VERBATIM.

Being a portion of the property conveyed to ALLEN M. NICHOLS and wife, DOROTHY J. NICHOLS, by deed from Castleman Construction Company, of record in Book 5016, Page 322, Register's Office for Davidson County, Tennessee.

0074 1.

IDENTIFICATION

JAN 11 2 00 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

5371 01/11 0101 03CHECK 308-81

unimproved ( )
This is improved (XX) property, known as 509 Lemont Drive (House Number) (Street)
Nashville, TN (P.O. Address) (City or Town) (Zip Code)

To have and to hold the said trade 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.

Whenever 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 hands this 9th day of January, 19 89

Allen M. Nichols

Allen M. Nichols

Dorothy J. Nichols

Dorothy J. Nichols

BOOK PAGE

COUNTY OF DAVIDSON

Personally appeared before me the undersigned, a Notary Public in and for said County and State ALLEN M. NICHOLS AND WIFE, DOROTHY J. NICHOLS

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 and official seal at Madison, Tennessee, this 9th day of January, 19 89

Notary Public

Commission expires 3-11-90

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public 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 _____ self to be _____ 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 _____ self as _____.

Witness my hand and seal, at office in _____ this _____ day of _____, 19 ___.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 90,700.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Clifton G. Smith

Sworn to and subscribed before me this 9th day of January, 19 89

My commission expires 3-11-90 Notary Public

RETURN TO:	This instrument was prepared by:
WILLIAM D. CASTLEMAN, ATTORNEY	101 CUMBERLAND AVENUE MADISON, TN 37115
Name	Address

WARRANTY DEED

FROM

ALLEN M. NICHOLS ET UX

TO

CLIFTON G. SMITH

LAW OFFICES
WILLIAM D. CASTLEMAN
101 CUMBERLAND AVENUE
SUITE 100
MADISON, TENNESSEE 37115

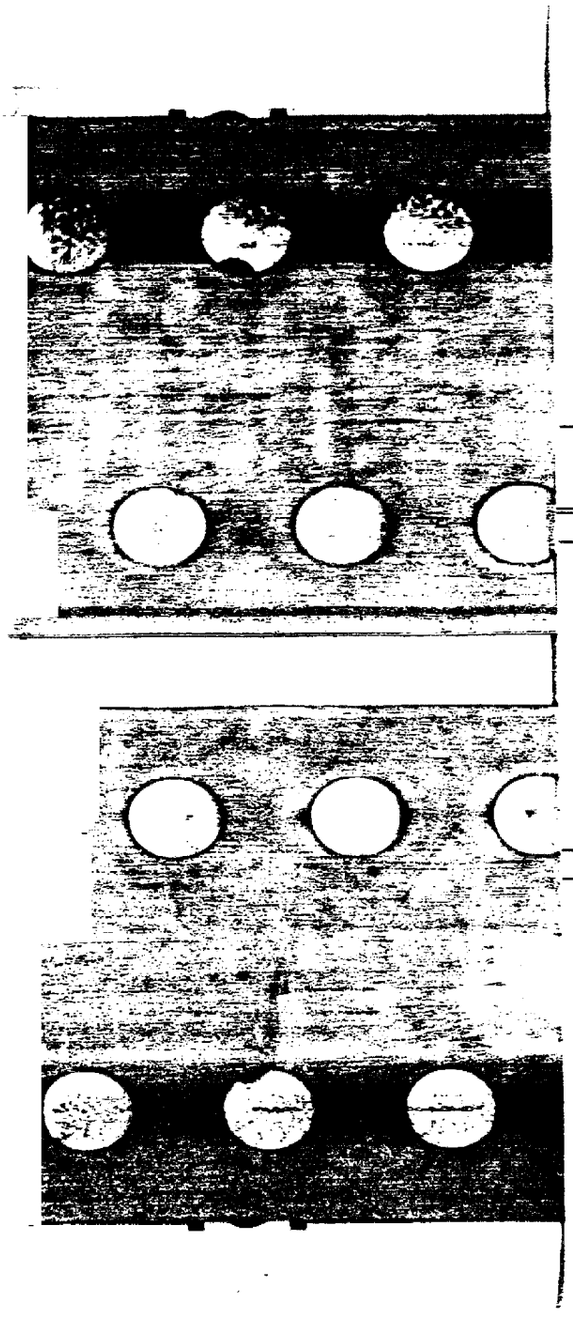
AREA CODE 615
TELEPHONE 865-4750

EXHIBIT "A"

Being Lot No. 311 on the Plan of Gra-Mar Acres Section XI, of record in Book 2663, page 113, Registers' Office for said County, described as follows:
Beginning at a point in the west margin of Lemont Drive at the corner of Lots Nos. 311 and 312; thence with the line between said lots, westerly 250 feet to a point; thence northerly 170 feet to the south margin of Broadmoor Drive; thence with the margin of said Drive, easterly 225 feet to the beginning of a curve; thence around said curve, southeasterly 39.27 feet to the west margin of Lemont Drive; thence with the margin of said Drive, southerly 145 feet to the point of beginning.

Being the same property conveyed to Allen M. Nichols and wife, Dorothy J. Nichols, by deed from Castleman Construction Company of record in Book 2963, page 173, Register's Office for Davidson County, Tenenssee.

INCLUDED IN THE ABOVE DESCRIPTION, BUT EXPRESSLY EXCLUDED THEREFROM, is the following described property conveyed to the State of Tennessee by Allen M. Nichols and wife, Dorothy J. Nichols, by deed of record in Book 5035, page 150, said Registers' Office:
Beginning at the point of intersection of the east boundary of the Charles M. Haile property and the south margin of Broadmoor Drive; thence along the said south margin eastwardly 225 feet, more or less, to the beginning of a curve; thence around said curve southeastwardly 39.27 feet to the East margin of Lemont Drive; thence along a curve left having a radius of 18 feet northwestwardly 28.60 feet to a point; thence North 84 degrees 04 minutes 25 seconds West 232.03 feet to a point in the said east boundary; thence along the said east boundary North 6 degrees 57 minutes 22 seconds East 15.83 feet to the point of beginning and containing 3,851 square feet.



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

RECEIVED OF _____

FOR _____

BOOK 7749 PAGE 641

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

CAMT 90700-00
CON TX 299-31
PRFEE 0-50
WDEED 9-00
TOTAL 308-81
CHECK 308-81

01/11/89 01 14:01 0001 5371

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0074 I.

IDENTIFICATION REFERENCE

Jan 11 2 00 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 172036