WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

BOOK 7817 PAGE 770

6006 04/17 0101 03CHECK 739.10

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
RICHARD A. JONES (NAME)	NEW OWNER (NAME)	MAP 130-2
606 Westover Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 98
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	FB #BM7485

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, MARY M. SMITH, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RICHARD A. JONES and wife, ANNE B. JONES

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 Lots Nos. 11 and 12 on the Plan of The Country Club Land Company's Subdivision of the 25 Acre Tract in Belle Meade, as of record in Plat Book 421, page 116, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Milton W. Smith and wife, Mary M. Smith, and Coleman S. Smith by deed from Robert H. Baker and wife, Julia Plummer Baker, of record in Book 1248, page 424, said Register's Office. Coleman S. Smith and wife, Alice E. Smith, conveyed their interest in said property to Milton W. Smith and wife, Mary M. Smith, by deed of record in Book 1473, page 370, said Register's Office. Milton W. Smith has since died.

This conveyance is made subject to: (1) 1989 Taxes, which have been prorated and assumed by the Grantees; and (2) All matters appearing on the Plan of record in Plat Book 421, page 116, said Register's Office.

APR 17 8 14 AM '89

25 12 a

unimproved ( )
This is improved (XX) property, known as 606 Westover Drive, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 14th day of April, 1989.

Mary M. Smith
By: Milton W. Smith, Jr., attorney-In-Fact
MARY M. SMITH
By: Milton W. Smith, Jr., Attorney-In-Fact for Mary Macon Smith by Power of Attorney of record in Book 7126, page 983, Register's Office for Davidson County, Tennessee. The said Mary M. Smith and Mary Macon Smith being one and the same person.

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand at office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MILTON W. SMITH, JR., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-In-Fact of MARY M. SMITH, the maker, and is authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand, at Office, this 14th day of April, 1989.

My Commission Expires: 5/13/89

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 222,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF April, 1989

MY COMMISSION EXPIRES: 5/13/89
(AFFIX SEAL)

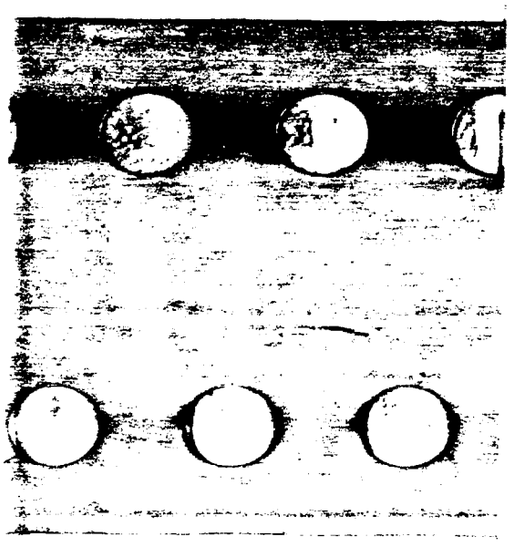
Notary Public

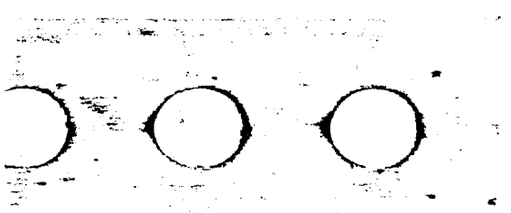
WARRANTY DEED

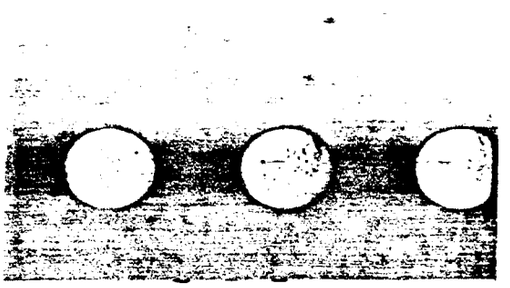
FROM MARY M. SMITH, a widow

TO RICHARD A. JONES and wife, ANNE B. JONES

PLEASE RETURN TO: FILE BOX 38
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926







OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7817 PAGE 772

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 222000.00
CON TX 732.60
PRFEE 0.50
WDEED 6.00
TOTAL 739.10
CHECK 739.10

04/17/89 01 08:15 0001 6006

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

25126

APR 17 8 14 AM '89

No. 200386