BOOK 7847 PAGE 954 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $2,000.00

Sandra Jean Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF May 1989.

Notary Public

MY COMMISSION EXPIRES: 5-8-92

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sandra Jean Smith (NAME)	First American National Bank (NAME)	117-15
4104 Oriole Place (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	135
Nashville, TN. 37215 (CITY) (STATE) (P. O. ZIP)	Nashville, TN. 37237 (CITY) (STATE) (ZIP)	16DA-23623

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, Jay J. Smith and wife, Mary J. Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sandra Jean Smith, an unmarried person

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:

BEING Lot No. 19 on the Plan of Birdhaven as of record in Book 1130, Page 30, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Jay J. Smith and wife, Mary J. Smith by deed from Earl Samuel Frame and wife, Theda Jo H. Fram as of record in Book 3405, Page 389, Register's Office, Davidson County, Tennessee.

THIS conveyance is made subject to a 24 inch storm sewer easement which is of record in Book 3893, Page 158, said Register's Office.

35481

IDENTIFICATION REFERENCE

MAY 24 10 45 AM '89

9199 05/24 0101 03CHECK 244.10

This is unimproved ( ) improved (X) property, known as 4104 Oriole Place, Nashville, TN. 37215
(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 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 hands this 19th day of May, 19 89

Jay J. Smith

Jay J. Smith

Mary J. Smith

Mary J. Smith

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jay J. Smith and wife, Mary J. 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 Nashville, Tennessee, this 19th day of May 19 89

Commission expires 5-13-90

Notary Public

STATE OF TENNESSEE
Davidson County

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

WARRANTY DEED

FROM

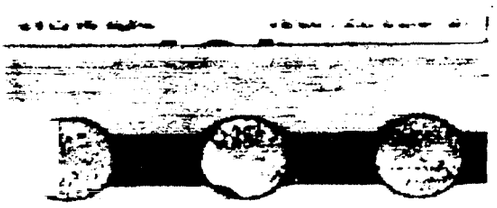
Jay J. [illegible]

[illegible] J. [illegible]

TO

Sandra Dean [illegible]

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217



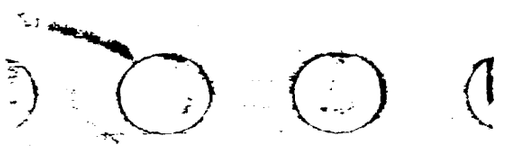
OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 72000.00
CON TX 237.60
PRFEE 0.50
WDEED 6.00
TOTAL 244.10
CHECK 244.10

05/24/89 01 10:45 0001 9199

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

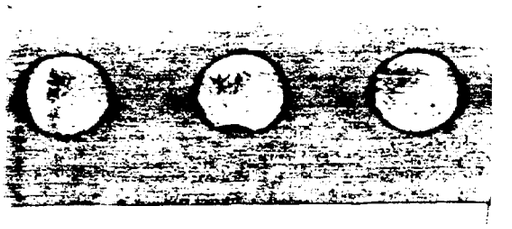


35481

IDENTIFIPREFERENCE

MAY 24 10 46 AM '89

FELIX Z. WILSON



No. 212579