FEE $ MTG. TAX $ REGISTER'S FEE $ Jul 7 10 26 AM '89

47448

This instrument prepared by:
Roy C. DeSha, Attorney
Suite 2909, The Tower Atop Stouffer
611 Commerce Street
Nashville, TN 37203

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map/Parcel No.
Rosanna H. Smartt 3809 Bunny Drive Nashville, TN 37211	Third Nat'l Bk. Mtg. Co. P.O. Box 2628 Nashville, TN 37219	133-11-145

STATE OF TENNESSEE)
) ss:
COUNTY OF AT LARGE)

2997 07/07 0101 03CHECK 46.60

THE ACTUAL CONSIDERATION or value, whichever is greater, for this transfer is $12,000.00.

Rosanna Smartt
Affiant

Subscribed and sworn to before me this 6th day of JULY, 1989.

Bicky W. Graves
Notary Public
My Commission Expires: 3-2-93

For and in consideration of the sum of $10.00, in hand paid to me, and the assumption by the within Grantee of a certain indebtedness of the Grantor secured by a deed of trust upon the within-described real property, the holder of said indebtedness presently being Third National Bank Mortgage Company, the receipt and sufficiency of said consideration of which is hereby acknowledged, I, Gary D. Smartt ("Grantor"), by these presents do hereby quitclaim and convey unto Rosanna H. Smartt ("Grantee"), her heirs and assigns, the following-described tract or parcel of land, to-wit:

> LAND in Davidson County, Tennessee, being Lot No. 165 on the Plan of Valley View Meadows, Section 2, of record in Book 3600, page 60, Register's Office for Davidson County, Tennessee, described as follows:
>
> SAID Lot No. 165 fronts 73.25 feet on the southwesterly side of Bunny Drive and extends back 140.0 feet on the northwesterly line and 146.0 feet on the southeasterly line to a dead line in the rear measuring 102.44 thereon.
>
> BEING the same property conveyed to Gary D. Smartt and wife, Rosanna H. Smartt by deed from Ronald Waller and wife, Connie Sue Waller of record in Book 5169, Page 14, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants of record in Book 3700, page 214, Register's Office for Davidson County; also subject to any and all existing easements and setback lines of record in said Register's Office.

Witness my hand this 6th day of JULY, 1989.

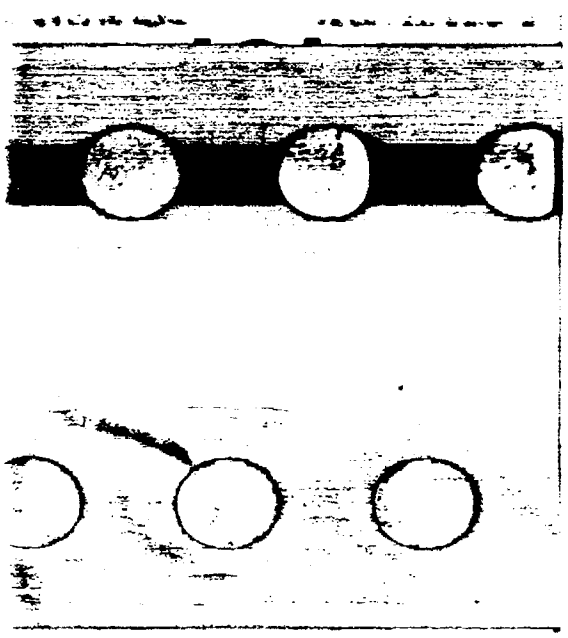
Gary D. Smartt
GARY D. SMARTT

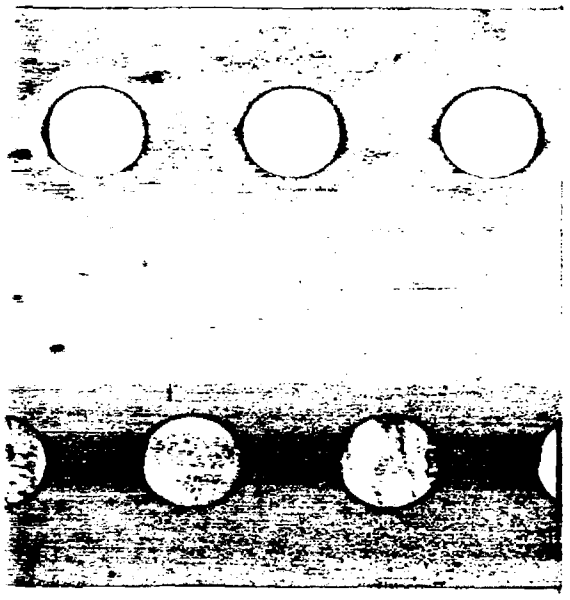
STATE OF TENNESSEE)
) ss:
COUNTY OF AT LARGE)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named Gary D. Smartt, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at NASHVILLE, TENNESSEE, this 6th day of JULY, 1989.

Billy W. Graves
Notary Public
My Commission Expires: 3-2-93





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7883 PAGE 512

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 12000.00
				CON TX 39.60
				PRFEE 1.00
				MDEED 6.00
				TOTAL 46.60

CHECK 46.60
07/07/89 01 10:29 0001 2997

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

47448

IDENTIFICATION

Jul 7 10 26 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 226709