car2177/lrn:10/16/89
SVN503-1508

BOOK 7961 PAGE 719

FROM: SOVRAN BANK/CENTRAL SOUTH

TO: MICHAEL S. SMITH

This instrument prepared by:
DEARBORN & EWING, ATTORNEYS
Suite 1200, One Commerce Place
Nashville, Tennessee 37239

Address New Owner:	Send Tax Bills to:	Map-Parcel No.
Michael S. Smith	Sovran Mtg. Corp.	Map 104-2-F
Unit 7, 3204 West End Circle	P.O. Box 26388	Parcel 7
Nashville, Tennessee 37203	Richmond, Virginia 23260-6388	

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $42,000.00.

Affiant

Subscribed and sworn to before me, this the 16th day of October, 1989.

Notary Public

My Comm. Expires: 3/27/93

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, Sovran Bank/Central South, a Tennessee banking corporation, hereinafter called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto Michael S. Smith, hereinafter called the GRANTEE, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

(SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED BY REFERENCE AS FULLY AS THOUGH COPIED HEREIN.)

This is improved property known as Unit 7, 3204 West End Circle, Nashville, Tennessee 37203.

TO HAVE AND TO HOLD the said real property together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining to GRANTEE, his heirs and assigns, forever.

GRANTOR further covenants and binds itself, its representatives, successors and assigns to warrant specially and forever defend the title to said real estate to GRANTEE, his heirs and assigns, against the lawful claims of all persons claiming through and under GRANTOR (other than claims arising out of the matters set forth above), but not further or otherwise. 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.

74425

IDENTIF. TREFERENCE

OCT 17 9 24 AM '89

FELIX Z. WILS... REGISTER
DAVIDSON COUNTY TN.

6216 10/17 0101 03CHECK 145.60

IN WITNESS WHEREOF, GRANTOR has caused this Special Warranty Deed to be executed on the 16th day of October, 1989.

ATTEST:

BY: Lance B. Chitwood

Title: AVP

SOVRAN BANK/CENTRAL SOUTH

BY: _____

Title: Vice President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Al Babich and Lance B. Chitwood, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon their oaths acknowledged themselves to be Vice President and Assistant Vice President respectively of Sovran Bank/Central South, the within named bargainor, a corporation, and that they, as such Vice President and Assistant Vice President being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by Al Babich as such Vice President and Lance B. Chitwood as such Assistant Vice President.

Witness my hand and seal, at office in Nashville, Tennessee, this the 16th day of October, 1989.

Carol R. Lewis

NOTARY PUBLIC

My Commission Expires: 3/27/93

MAIL INSTRUMENT PREPARED BY

M

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

RECEIVED OF _____

FOR _____

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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 42000.00
CON TX 138.60
PRFEE 1.00
WDEED 6.00
TOTAL ~~145.60~~
CHECK ~~145.60~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/17/89 01 09:27 0001 6216

74425

IDENTIF. REFERENCE

OCT 17 9 24 AM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 258371