BOOK 8254 PAGE 391

BOX # 33
276808CO

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 169,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF December 19 90

Notary Public

MY COMMISSION EXPIRES: January 23, 1994
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cannon and Lackey, Attorneys, 344 Fourth Avenue North, Nashville, TN 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert L. Scruggs	SAME AS OWNER	MAP 117-3
1 Burton Hills, Suite 220 (NAME)	(NAME)	
2912 Woodlawn Drive (ADDRESS)	(ADDRESS)	PARCEL 14
Nashville, TN 37215 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Jerome H. Smith and wife, Jennie Lou Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert L. Scruggs and wife, Joyce W. Scruggs

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.

Land in Davidson County, Tennessee, being the southerly 113 feet at the front and 83 feet at the rear of Lot No. 4 of Block 1, of E. L. Hampton's Subdivision of the Stokes Tract, as of record in Book 974, page 24, Register's Office for said County.

Said part of said lot No. 4 fronts 113 feet on the northwesterly side of Woodlawn Avenue, and extends back between lines, 200 feet more or less on the northwesterly line and 170 feet on the southwesterly line to a dead line in the rear, measuring 83 feet thereon.

Being the same property conveyed to Jerome Harrison Smith and wife, Jennie Lou Smith by deed from Dave Lee Cantrell and wife, Bettye Williams Cantrell, of record in Book 4659, page 811, Register's Office, Davidson County, Tennessee.

Jerome H. Smith and Jerome Harrison Smith are one and the same person.

78477

IDENTIF. TREFERENCE

DEC 10 12 11 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

7963 12/10 0101 03CHECK 564.70

This is unimproved ( ) / improved (X) property, known as 2912 Woodlawn Drive, Nashville, TN
(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 hand s this 7th day of December 19 90

Jerome H. Smith

Jennie Lou Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned BOOK 8254 PAGE 392, a Notary Public in and for said County and State, the within named Jerome H. Smith and wife, Jennie Lou Smith

the 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 purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 7th day of December, 19 90

Commission expires January 23, 1994

Notary Public

STATE OF TENNESSEE
COUNTY OF

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

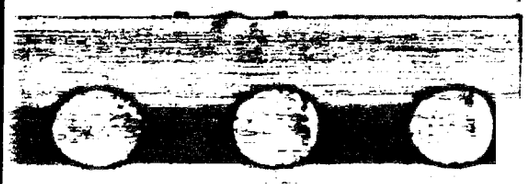
WARRANTY DEED

FROM
Jerome H. Smith and wife, Jennie Lou Smith

TO
Robert L. Scruggs and wife, Joyce W. Scruggs

RETURN TO:

Cannon and Lackey, Attorneys
344 Fourth Avenue North
Nashville, TN 37219



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

RECEIVED OF _____

FOR _____

BOOK 8254 PAGE 393

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

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

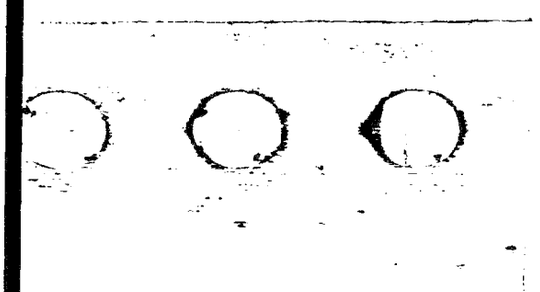
MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

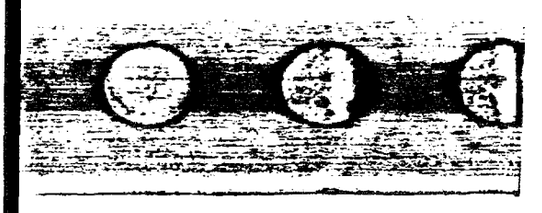
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 169000.00
CON TX 557.70
PRFEE 1.00
WDEED 6.00
TOTAL 564.70
CHECK 564.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/10/90 01 12:10 0001 7963





78477

IDENTIF. REFERENCE

DEC 10 12 11 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 380416