BOOK 8256 PAGE 476

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 48,000.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
3rd DAY OF December, 19 90
Notary Public
MY COMMISSION EXPIRES: 5-10-92
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 101 Cumberland Avenue, Madison, Tennessee 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jimmy Allen Smyth (NAME)	Leader Federal Bank for Savings (NAME)	15DA 37590
1517 Corder Drive (ADDRESS)	P.O. Box 2926 (ADDRESS)	72-16-246
Nashville, Tennessee 37206 (CITY) (STATE) (ZIP)	Memphis, TN 38101-2926 (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, The Estate of Raymond F. Biggs

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jimmy Allen Smyth and wife, Penni Renee Smyth

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 Lot No. 22 on the Map of Dugger Heights as of record in Book 1424, page 102, Register's Office for said County, to which Plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Raymond F. Biggs and wife, Ruth M. Biggs by deed from Federal Housing Commissioner of record in Book 3430, page 282, Register's Office for Davidson County, Tennessee. The said Raymond F. Biggs having since died, with the said Ruth M. Biggs having predeceased him.

8854 12/13 0101 03CHECK 165.40

7 9 1 8 6

IDENTIF. REFERENCE

Dec 13 8 37 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

unimproved ( )
This is improved (X) property, known as 1517 Corder Drive, Nashville, Tennessee 37206
(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 my hand this 3rd day of December, 19 90

The Estate of Raymond F. Biggs
By Ruth M. Biggs Atty in fact

Thomas O. Biggs
By Ruth M. Biggs Atty in fact

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~The Estate of Raymond F. Biggs~~ RICHARD L. BIGGS

the bargainor, 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 Madison, Tennessee, this 3rd day of December 19 90.

Commission expires 5-20-92

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

The Estate of Raymond F. Biggs

TO

Jimmy Allen Smyth and wife, Penni Renee Smyth

RETURN TO:

William D. Castleman
101 Cumberland Avenue
Madison, Tennessee 37115

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 48000.00
CON TX 158.40
PRFEE 1.00
WDEED 6.00
TOTAL 165.40
CHECK 165.40

12/13/90 01 08:36 0001 8854

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

791189

IDENTIF. REFERENCE

DEC 13 8 37 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 381292