File Box 24

This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

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ADDRESS NEW OWNER:
Kathryn Schmittou
4909 Montclair Drive
Nashville, TN 37211

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Maryland National Mortgage Corporation
P.O. Box 17131
Baltimore, MD 21203-7131

MAP AND PARCEL:
MAP 146-8
PARCEL 147
06du 32205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, John Israel Putnam, Conservator for Hettie Mai Putnam, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Kathryn Schmittou, Unmarried , 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. 423, on the Plat of Crieve Hall Estates, Section Six, of record in Book 2331, Pages 1 and 2, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to W. J. Putnam, Jr. and wife, Hettie Mai Putnam, by deed from Charles P. Sanford and wife, Christine C. Sanford of record in Book 4109, Page 860, Register's Office for Davidson County, Tennessee. See Order No. 98090 appointing John I. Putnam, Conservator for Hettie Mai Putnam of record in Minute Book 356, page 128, in the Probate Court of Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 2332, Page 92, said Register's Office.

This conveyance is subject to 45 foot minimum building setback line; 10 foot easement for public utility purposes along the rear line of said lot of record in Book 2331, Pages 1 and 2, said Register's Office.

This is improved property known as 4909 Montclair Drive, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Kathryn Schmittou, Unmarried, their heirs and assigns, forever; and we, John Israel Putnam, Conservator for Hettie Mai Putnam 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 12th day of March, 1993.

John Israel Putnam, Conservator

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named John Israel Putnam, Conservator for Hettie Mai Putnam the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 12th day of March, 1993.

NOTARY PUBLIC

My Commission Expires: 3-26-94

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 62,500.00.

AFFIANT

Subscribed and sworn to before me this 12th day of March, 1993.

NOTARY PUBLIC
My Commission Expires: 3-26-94

0 0 5 7 2

IDENTIFICATION REFERENCE

Mar 16 11 23 AM '93

DAVIDSON COUNTY, TN

2800 03/16 01:01 03CHECK 240.25

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 62500.00
				CON TX 231.25
				PRFEE 1.00
				MDEED 8.00
				TOTAL 240.25
				CHECK 240.25
			03/16/93 01	11:22 0001 2800

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0057.2

DEPOSIT REFERENCE

MAR 16 11:23 AM '93

No. 630321