TO: Bk 36

THIS INSTRUMENT PREPARED BY:
Douglas A. Brace, Reg. #3485
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375

BOOK 9081 PAGE 308

WARRANTY DEED

Name and Address of New Owner:

Michael D. Smith and Diane S. Smith
1200 Lebanon Road
Nashville, TN 37210

Send Tax Bills To:
Michael D.Smith
1200 Lebanon Road
Nashville, TN 37210

Street Address of Subject Property:	**Map-Parcel No:**
541 Robards Circle **Old Hickory, TN 37138**	**Map 64 3-B-48**

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **BRANDYWINE POINTE PARTNERS, L.P.,** A Tennessee Limited Partnership, hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto **Michael D. Smith and Diane S. Smith,** hereinafter called **"GRANTEES,"** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Being Lot No. 259 on the Final Plat of Phase Four, Section Two, Brandywine Pointe, as of record in Book 7900, pages 587 and 588, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said lot.
>
> Being part of the same property conveyed to Brandywine Pointe Partners, L.P., a Tennessee Limited Partnership, by deed of record in Book 8315, page 759, Register's Office for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to the following:

1. 1993 Metropolitan Government Taxes.

2. Declaration of Covenants, Conditions and Restrictions of record in Book 8980, page 59, as amended in Book 9057, page 831, Register's Office for Davidson County, Tennessee.

3. All matters shown on the Final Plat of Phase Four, Section Two, Brandywine Pointe Subdivision, as of record in Book 7900, pages 587 and 588, Register's Office for Davidson County, Tennessee.

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 GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind itself, its heirs, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, 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 its hand this 15 day of September, 1993, by its duly authorized partner.

BRANDYWINE POINTE PARTNERS, L.P.,
A Tennessee Limited Partnership

BY: Brandywine Pointe Company,
A Tennessee Corporation,
Its General Partner

BY: _____
G. Keeling Turner, II
President

STATE OF TENNESSEE]
]
COUNTY OF DAVIDSON]

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared **G. Keeling Turner II**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath acknowledged himself to be the president of Brandywine Pointe Company, a Tennessee corporation, and general partner of Brandywine Pointe Partners, L.P., a Tennessee Limited Partnership, the within named bargainor, and that as such, being authorized so to do, executed the foregoing instrument for the purpose therein contained.

WITNESS ~~my~~ hand and official seal at Nashville, Tennessee, this 15 day of September, 1993.

NOTARY PUBLIC

My commission expires:_____

DOUGLAS A. BRACE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

NOTARY PUBLIC
AT LARGE
Douglas A. Brace
My Commission Expires
March 26, 1994
STATE OF TENNESSEE

STATE OF TENNESSEE]
]
COUNTY OF DAVIDSON]

The actual consideration or value whichever is greater, for this transfer is $ 65,000.00 .

Affiant

Subscribed and sworn to before me, this the 15th day of September, 1993.

NOTARY PUBLIC

My commission expires:_____

DOUGLAS A. BRACE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

NOTARY PUBLIC
AT LARGE
Douglas A. Brace
My Commission Expires
March 26, 1994
STATE OF TENNESSEE

63212
IDENTIF. & REFERENCE

93 SEP 15 PM 2:08
REGISTER
DAVIDSON COUNTY, TN.

5678 09/15 0101 03CHECK 253.50

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

RECEIVED OF _____

FOR _____

BOOK 9081 PAGE 311

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 65000.00
CON TX 240.50
PRFEE 1.00
WDEED 12.00
TOTAL 253.50
CHECK 253.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/15/93 01 14:08 0001 5678

63212
IDENTIF. A REFERENCE

93 SEP 15 PM 2:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 698107