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This Instrument Prepared By:

Thomas I. Bottorff, Attorney
5110 Maryland Way, Suite 200
Brentwood, TN 37027

# WARRANTY DEED

BOOK 9112 PAGE 722

ADDRESS NEW OWNER:
Jeffrey R. Smith
204 Theodore Rd.
Nashville, TN 37214

SEND TAX BILL:
*To Mortgagee*

MORTGAGEE:
NationsBanc Mortgage Corporation
P. O. Box 353
Louisville, KY 40201-0353

MAP AND PARCEL:

| | |
|---|---|
| MAP | 84 |
| GROUP | 14 |
| PARCEL | 85 |

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, William D Hunter, married, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Jeffrey R. Smith, unmarried, 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:

Land in Davidson County, Tennessee, being Lot No. 37 on the Plan of Walnut Grove of record in Plat Book 2133, page 87, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to William D Hunter, unmarried, by deed from Richard Ripani and wife Christine Ripani of record in Book 7771, page 400, Register's Office for Davidson County, Tennessee.

This is improved property known as 204 Theodore Rd., Nashville, TN 37214.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 1994 and subsequent years.

1025 10/12 0101 03CHECK 231.00

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jeffrey R. Smith, unmarried, his heirs and assigns, forever; and I, William D Hunter, do covenant with the said Grantee that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

JEAN HUNTER, spouse of William D. Hunter, joins in this conveyance to transfer any marital right, title or interest she may have in subject property.

Witness our hands this the 30th day of September, 1993.

William D. Hunter
William D Hunter

Jean Hunter
Jean Hunter

73357
IDENTIF. & REFERENCE

93 OCT 12 PM 2:35
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE )
COUNTY OF WILLIAMSON )

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named William D Hunter and wife Jean Hunter, 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 Brentwood, Tennessee, this the 30th day of September, 1993.

NOTARY PUBLIC

My Commission Expires: March 12, 1994

STATE OF TENNESSEE )
COUNTY OF WILLIAMSON )

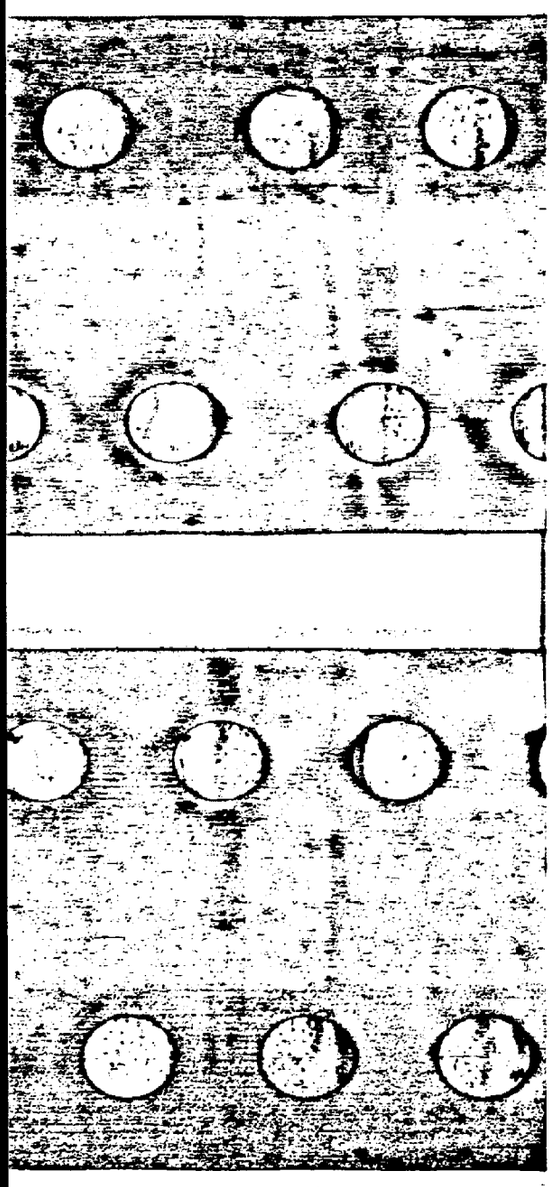
The actual value or consideration, whichever is greater, for this transfer is $ 60,000.00.

AFFIANT

Subscribed and sworn to before me this 30th day of September, 1993.

NOTARY PUBLIC

My Commission Expires: March 12, 1994



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

RECEIVED OF _____

FOR _____

BOOK 9112 PAGE 724

| | | |
|---|---|---|
| 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 60000.00
CON TX 222.00
PRFEE 1.00
WDEED 8.00
TOTAL 231.00
CHECK 231.00

10/12/93 01 14:36 0001 1025

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

73357
IDENTIF. ↑ REFERENCE

93 OCT 12 PM 2:35
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 708898