THIS DOCUMENT PREPARED BY:
JOSEPH B. HITT, JR., ATTY.
FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238
00274420 BOX 35

42

WARRANTY DEED

BOOK 9439 PAGE 84

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER
Branch H. Henard	Nations Bank of Tennessee, N.A.	MAP 130-12
(NAME)	(NAME)	
4406 Alcott Drive	3401 West End Avenue	PARCEL 11
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37215	Nashville, TN 37203	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND 00/100 ---------- $10.00 ---------- *Dollars,*

Cash in hand paid by **Branch H. Henard, unmarried,**
and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are hereby acknowledged,

H(S, RCS, Jr
TS by
THS

Hilary Anne Smallwood, unmarried, Roy C. Smallwood (A/K/A Roy C. Smallwood, Jr.) and wife, Thelma S. Smallwood
have this day bargained and sold, and do hereby transfer and convey unto the said **Branch H. Henard, unmarried,**

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 10 on the Plan of Hycrest Acres, Section 3, as of record in Book 2331, page 75, Register's Office for said County, described as follows:

Beginning on the northerly margin of Alcott Drive at the corner of Lots Nos. 9 and 10; thence with the line between said two lots, North 6 degrees 31 minutes West 208.5 feet; thence South 85 degrees 00 minutes East 414.4 feet; thence South 2 degrees 18 minutes West 38 feet to the corner of Lots Nos. 10 and 11; thence with the line between said two lots South 76 degrees 03 minutes West 286 feet and continuing with the line between said two lots South 41 degrees 35 minutes West 108 feet to a point in the northeasterly margin of Alcott Drive; thence with said Drive, northwestwardly 41.97 feet to the beginning.

Being the same property conveyed to Hilary Anne Smallwood, unmarried, Roy C. Smallwood and Thelma S. Smallwood, as joint tenants with right of survivorship, by deed from Catherine C. Johnson, Executrix of the Estate of James Howard Corbitt, Jr., of record in Book 7559, page 942, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 165,000.00

Subscribed and sworn to before me this the 16th *day of* August 19 94

My commission expires: 5-23-97

Affiant

(Affix Seal) *Notary Public*

unimproved ( )
This is improved (X) property, known as 4406 Alcott Drive, Nashville, Tennessee 37215
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the Grantees their (successors) heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unincumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 16th *day of* August, 19 94, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Matthew B Maddux, atty in fact for Hilary Anne Smallwood

Hilary Anne Smallwood

Thelma S. Smallwood by Matthew B Maddux, Atty in Fact

Roy C Smallwood

Roy C Smallwood, Jr.

Roy C. Smallwood by Matthew B Maddux Atty in Fact

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me _____, *a Notary Public in and for said County and State* _____

_____

_____

the within named bargainor _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* _____ *executed the within instrument for the purposes therein contained*

Witness my hand and official seal at _____ *Tennessee, this* _____ *day of* _____, *19*____.

_____ *Notary Public*

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____*self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____ *Notary Public*

Commission expires _____

State of TENNESSEE

County of DAVIDSON

3823 08/17 0101 03CHECK 619.50

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Matthew G. B. Maddin**, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of **Hillary Ann Smallwood, Thelma S. Smallwood and Roy C. Smallwood** and acknowledged that **he** executed the same as the free act and deed of said **Hillary Ann Smallwood, Thelma S. Smallwood and Roy C. Smallwood.**

Witness my hand, at **Nashville**, **Tennessee** this **16th** day of **August**, 199**4**.

_____
Notary Public

My Commission Expires: 03-22-97

94 AUG 17 PM 1:42

DAVIDSON COUNTY, TN.

82032

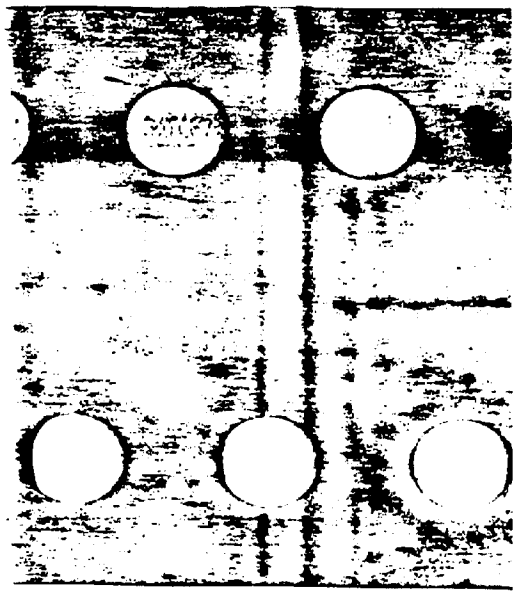
IDENTIFICATION REFERENCE

WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238



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

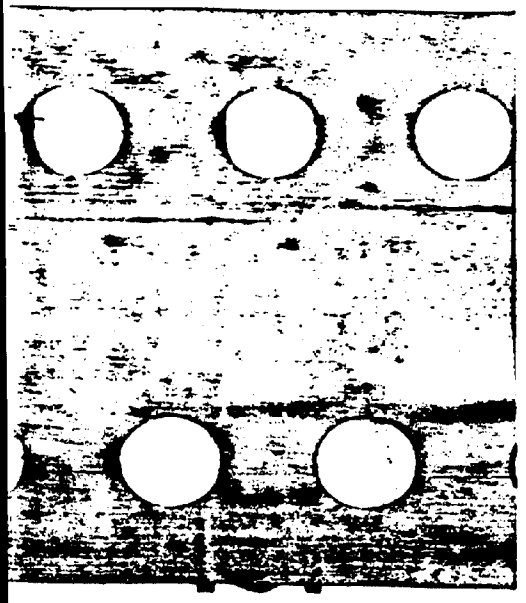
RECEIVED OF _____

FOR _____

BOOK 9439 PAGE 86

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
TO - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID



CAMT	
	165000.00
CON TX	610.50
PRFEE	1.00
WDEED	8.00
TOTAL	619.50
CHECK	619.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 8823

82032
IDENTIF. & REFERENCE

94 AUG 17 PM 1:42

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 825277