27572

IDENTIF. ↑ REFERENCE

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

95 JAN 24 AM 9:24

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

W & I Ref: (cmw) Title No: 35949
Dav. Co. File: Box 8

BOOK 9577PG243

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Ellen Dianne Lamb 5316 Edmondson Pike, #5 Nashville, TN 37211	Trans Financial Bank P.O. Box 1718 Tullahoma, TN 37388

TAX MAP-PARCEL NUMBERS: 161-01-A-049 06DU 81750

4571 01/24 0101 03CHECK 188.75

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **R. Sydney Smith,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Ellen Dianne Lamb, a single person,** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 5316-5 on the plan of Danbury Condominiums, as set forth in exhibit "C" of the Master Deed and By-Laws, of record in Book 6612, page 122, Register's Office for said County and to which exhibit reference is hereby made for a more complete description thereof.

BEING the same property conveyed to Susan D. Smith and R. Sydney Smith by deed from BVT Country Place, LTD, a Tennessee Limited Partnership of record in Book 6696, page 497, said Register's Office. Susan D. Smith subsequently conveyed all her interest in subject property to R. Sydney Smith by quitclaim deed of record in Book 7542, page 818 said Register's Office.

Description Reference: Described from information contained in recorded condominium documents.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 6612, Page 75, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.

Iris W. Smith, the spouse of R. Sydney Smith, joins in this conveyance solely to convey any marital interest she may have in subject property.

This instrument is executed on behalf of R. Sydney Smith and Iris W. Smith by Robert Mallory as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

This is improved property, known as: 5316 Edmondson Pike, #5, 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 Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 20th day of January, 1995.

R. Sydney Smith

R. Sydney Smith, By: Robert Mallory, Atty-In-Fact

Iris W. Smith

Iris W. Smith, By: Robert Mallory, Atty-In-Fact

State of Tennessee
County of Davidson

AFFIDAVIT

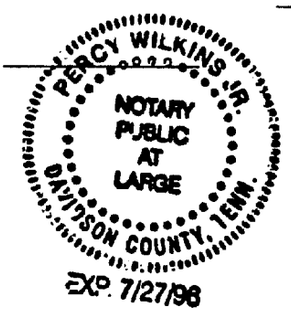
The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 47500.00

Ellen Dianne Lamb

Affiant

Sworn and subscribed before me on the 20th day of January, 1995.

Notary Public

My Commission Expires: 

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 **Robert Mallory**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **R. Sydney Smith and Iris W. Smith**, as Attorney-in-Fact, as the free act and deed of the said Principal.

Witness my hand and official seal at Nashville, Tennessee, this the 20th day of January, 1995.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires:_____
EXP. 7/27/96

EXHIBIT "A"
To
WARRANTY DEED

FROM: R. Sydney Smith

TO: Ellen Dianne Lamb

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability, or incapacity.

Further the Affiant Saith not.

References to the singular include the plural, when applicable.

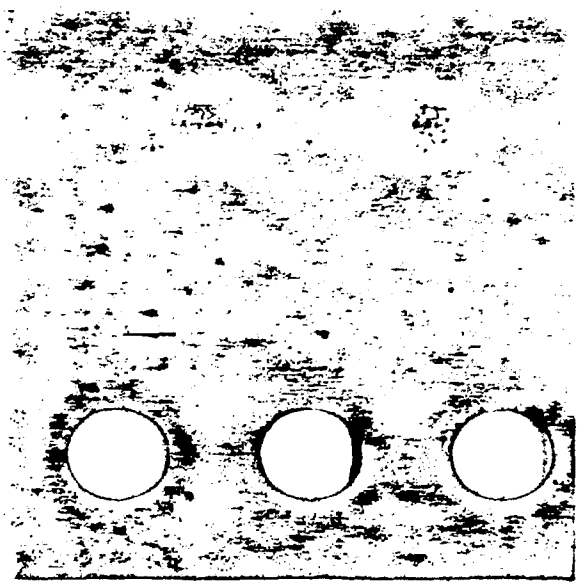
Robert Mallory, Affiant

Sworn to and subscribed before me this
20th day of January, 1995.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires:_____
EXP. 7/27/96



OFFICIAL RECEIPT

FELIX Z. WILSON, II

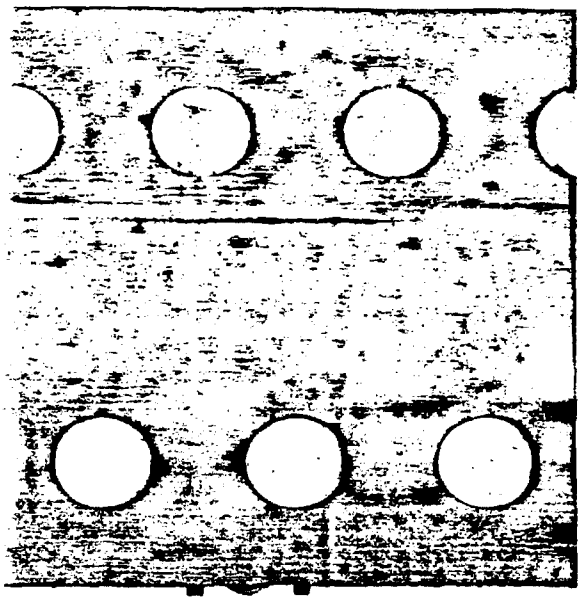
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 9577 PG 246

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



27572
IDENTIF. ← REFERENCE

95 JAN 24 AM 9:25
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

CAMT	47500.00
CON TX	175.75
PRFEE	1.00
WDEED	12.00
TOTAL	188.75
CHECK	188.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01/24/95 01 09:24 0001 4571

No. 874377