mail

This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
231 Public Square, Suite 302
Franklin, TN 37064
(615) 794-7466

BOOK 9596 PG 200

ADDRESS NEW OWNER:
David P. Smith and Jennifer C. Smith
3253 Towne Village Road
Antioch, TN 37013

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP p/o
PARCEL 106-15-B

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, Danco Development, Inc. hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto David P. Smith and wife, Jennifer C. Smith, tenants by the entirety , 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. 14, on the Final Plat of Brenton Park, of record in Book 7900, Page 820, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being a part of the same property conveyed to Danco Development, Inc. , by deed from Rhona H. Leslie of record in Book 9428, Page 835, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all matters on Plan of record in Book 7900, Page 820 and Plat Book 1130, Page 16; Easements of record in Book 7808, Page 441; Book 7808, Page 498; Book 7808, Page 501 and Book 8149, Page 919, Register's Office for said County.

This is unimproved property known as Lot 14, Brenton Park, Brentwood, TN 37027.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said David P. Smith and wife, Jennifer C. Smith, their heirs and assigns, forever; and we, Danco Developement, Inc. 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 10th day of February, 1995.

DANCO DEVELOPMENT, INC.

BY: Austin Daniel, President

34474
IDENTIF. ↑ REFERENCE

95 FEB 16 AM 8:49
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Austin Daniel as President of Danco Development, Inc., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained and who further acknowledged that he/she is the President of the maker, or a constituent of the maker , and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand and official seal at Brentwood, Tennessee, this the 10th day of February, 1995.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires:

STATE OF TENNESSEE)
COUNTY OF Williamson)

My Commission Expires May 23, 1998

The actual value or consideration, whichever is greater, for this transfer is $ 40,000.00.

AFFIANT

Subscribed and sworn to before me this 10th day of February, 1995.

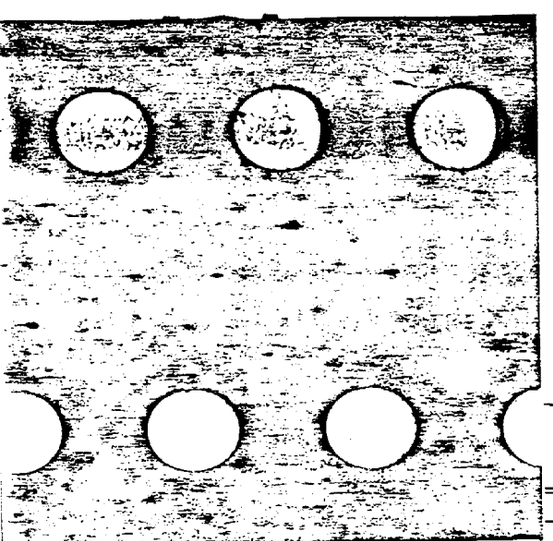
NOTARY PUBLIC

My Commission Expires:

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 23, 1998

2095 02/15 0101 03CHECK 157.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

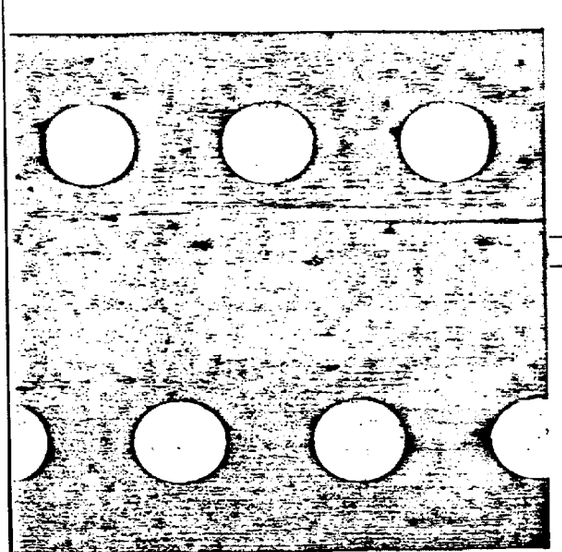
RECEIVED OF _____

FOR _____

BOOK 9596 PG 202

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	40000.00
CON TX	148.00
PRFEE	1.00
WDEED	8.00
TOTAL	157.00
CHECK	157.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/15/95 01 20:48 0001 2095

34474
IDENTIF. ↑ REFERENCE

95 FEB 16 AM 8:49
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 881799