BOOK 9614 PG 600

FORM NO. WD-1

24

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,000.00

Carol A. Ridiner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 6th DAY OF March 19 95

Denise Nicholson
Notary Public

MY COMMISSION EXPIRES: 9-21-96
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CAROL A. RIDINER	Trans Financial Bank	75-11-246
(NAME)	(NAME)	
919 Rachel Place	P. O. Box 1390	4D 91271
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, TN 37076	Tullahoma, TN 37388	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, TAMMY L. GILLAND SMITH and husband, MICHAEL STENNIS SMITH,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CAROL A. RIDINER

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:

LAND in Davidson County, Tennessee, being Lot 69-B, Zone Lot Division of Lots 49-62, 64, 65, 67-69, 71-73, 75-77 & 79, Rachel's Square, Section Two, now commonly known as Colony Downs as recorded in Book 5200, Pages 623-625 as amended in Book 6250, Pages 538-543 of the Davidson County Registrar's Office.

BEING the same property conveyed to Tammy L. Gilland by Quitclaim Deed from Resolution Trust Corporation, Conservator, of record in Book 8431, Page 372, Register's Office for Davidson County, Tennessee.

Subject to Restrictions of record in Book 6455, Page 135; Declaration of Covenants, Conditions & Restrictions of record in Book 6619, Page 777, as amended in Book 8030, Page 757; By-Laws of record in Book 6619, Page 782; Charter of Record in Book 6683, Page 576 and in Book 8030, Page 759; and Restrictive Covenants & Notes of record in Plat Book 6250, Pages 538-543, Register's Office, Davidson County, Tennessee.

Tammy L. Gilland and Tammy L. Gilland Smith is one in the same person.
Michael/~~Smith~~ Stennis herein joins to convey any and all rights and interests he may have, if any.

This is the same description as in previous deed of record.

This conveyance is subject to public utility and drainage easement, utility anchor easement and minimum building setback line of record in Book 5200, Pages 623-625 as amended in Book 6250, Pages 538-543, said Register's Office.
Subject to the plat notes of record in Plat Book 6250, Pages 538-543, Register's Office, Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 919 Rachel's Place, Hermitage, Tennessee 37076
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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 we 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this day of , 19 95

Tammy L. Gilland Smith
TAMMY L. GILLAND SMITH

Michael Stennis Smith
MICHAEL ~~STENNIS~~ SMITH

BOOK 9614 PG 797

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Tammy L. Gilland Smith and husband, Michael Stennis Smith

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 instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 6th day of March, 19 95.

Commission Expires 9-21-96

Diane Mullane
Notary Public

DIANE MULLANE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
Tammy L. Gilland Smith and husband Michael Stennis Smith

TO
Carol A. Ridiner, unmarried

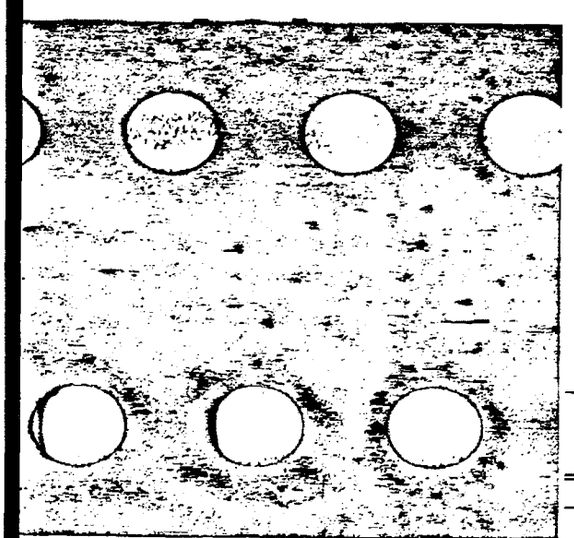
40637

IDENTIF. & REFERENCE

95 MAR -9 AM 10:18

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

8831 03/09 0101 03CHECK 216.20



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

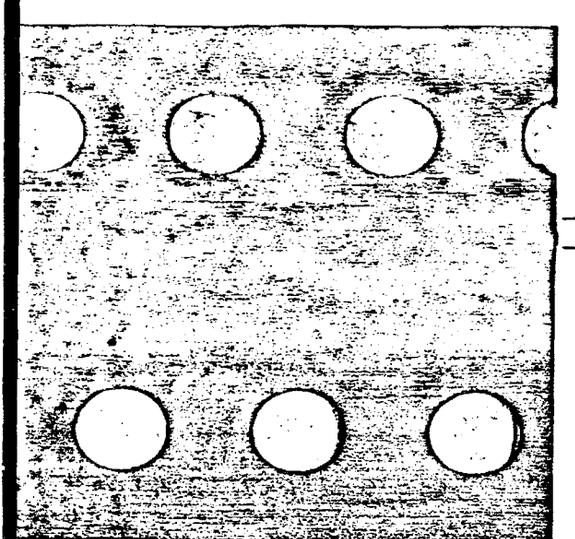
RECEIVED OF _____

FOR _____

BOOK 9614 PG 798

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	56000.00
CON TX	207.20
PRFEE	1.00
WDEED	8.00
TOTAL	216.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 216.20

03/09/95 01 10:19 0001 8831

40637
IDENTIF. ↑ REFERENCE

95 MAR -9 AM 10: 18

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 888455