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# SPECIAL WARRANTY DEED

FROM: Third National Bank in Nashville, Grantor

TO: Gwendolyn E. Smith, Grantee

This instrument was prepared by:
Jeffrey R. King
Farris, Warfield & Kanaday
424 Church Street, 18th Floor
Third National Financial Center
Nashville, Tennessee 37219

| Address New Owner(s) as Follows: | Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes | Map-Parcel Numbers |
|---|---|---|
| 321 21st Ave. North Nashville, TN 37203 | | 92-7-358 |

(new owner)

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STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration or value, whichever is greater, for this transfer is Three Hundred Dollars ($300.00).

Gwendolyn E. Smith
Affiant

SUBSCRIBED AND SWORN TO before me, this the 25 day of May, 1995.

Lisa Jackson
Notary Public

My Commission Expires: 1/24/98

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FOR AND IN CONSIDERATION OF the sum of Three Hundred Dollars ($300.00), the receipt and sufficiency of which are hereby acknowledged, Third National Bank in Nashville (the "Grantor") has bargained and sold, and by these presents does transfer and convey unto Gwendolyn E. Smith (the "Grantee"), her heirs, successors and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows:

> Being the northwest part of Lot No. 13 on the Map of H.P. Bostick's First Addition, as of record in Book 21, page 31, Register's Office for Davidson County, Tennessee, and more particularly described as follows:
>
> Beginning at a point on the easterly margin of 19th Avenue North, 118.7 feet North of Jo Johnston Avenue; thence with the margin of 19th Avenue North, northerly 63.5 feet to the corner of an alley; thence with the South line of said alley easterly 22.4 feet to a point which is 16.6 feet West of the line between Lots 12 and

13; thence southerly 66 feet to a point; thence westerly 30.4 feet to the beginning.

Being the same property conveyed to Third National Bank in Nashville, by Successor Trustee's Deed from W. Fred Williams, Successor Trustee, of record in Book 8468, page 891, Register's Office for Davidson County, Tennessee.

The Property is unimproved property known as part of Lot 13, Bostick Addition, Davidson County, Tennessee.

This conveyance is expressly made subject to those matters more specifically set forth on Exhibit A attached hereto and incorporated herein by this reference.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, her heirs, successors and assigns forever.

And Grantor does further covenant and bind Grantor, its successors and assigns to warrant and forever defend the title to the Property to the Grantee, her heirs, successors and assigns against the lawful claims of all persons whomsoever claiming by, through or under Grantor, but not further or otherwise, except as to those matters set forth to which this conveyance is expressly made subject.

Witness our hands this 25 day of May, 1995.

Third National Bank in Nashville

By: Nina N. Vowell

Title: AVP

By: [signature]

Title: Vice Pres.

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Before me, LISA JACKSON, a Notary Public of said County and State, personally appeared Nina Vowell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged her self to be AVP (or other officer authorized to execute the instrument) of Third National Bank in Nashville, the within named bargainor, a national banking association, and that Nina Vowell as such AVP executed the foregoing instrument for the purposes therein contained, by signing the name of the national banking association by her self as AVP.

Witness my hand and seal, at Office in Nashville, this 25 day of May, 1995.

Lisa Jackson
Notary Public

My Commission Expires: 1/24/98

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Before me, LISA JACKSON, a Notary Public of said County and State, personally appeared Joe R. Sadler, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him self to be V.P. (or other officer authorized to execute the instrument) of Third National Bank in Nashville, the within named bargainor, a national banking association, and that Joe R. Sadler as such V.P. executed the foregoing instrument for the purposes therein contained, by signing the name of the national banking association by him self as V.P.

Witness my hand and seal, at Office in Nashville, this 25 day of May, 1995.

Lisa Jackson
Notary Public

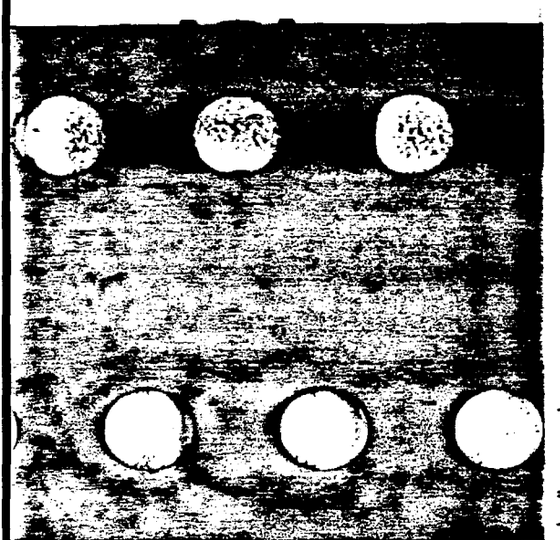
My Commission Expires: 1/24/98

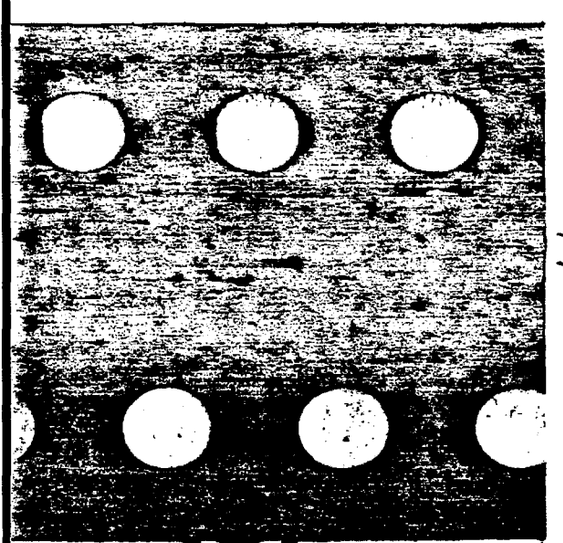
EXHIBIT A

1. Taxes for 1995 constitute a lien, but are not yet due and payable.

2. All matters as shown on Plat recorded in Book 21, page 31, Register's Office for Davidson County, Tennessee.

0066952
IDENTIF. # REFERENCE
95 JUN -5 PM 1:15
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.
7799 06/05 0101 03CHECK 18.11





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

RECEIVED OF _____

FOR _____

BOOK 9691 PG 314

| | | |
|---|---|---|
| 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 300.00
CON TX 1.11
PRFEE 1.00
WDEED 16.00
TOTAL 18.11
CHECK 18.11

06/05/95 01 13:14 0001 7799

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

0066952
IDENTIF. # REFERENCE

95 JUN -5 PM 1:15
FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN.

**No.** 917093