26B

BOOK 9708 PG 258

SPECIAL WARRANTY DEED

FROM: Third National Bank in Nashville, Grantor

TO: Jerrold Smith and wife, Donna Smith, Grantees

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:

Jerrold Smith et ux
302 Water View Trc.
Mt Juliet, TN 37122

Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes

(new owner)

Map-Parcel Numbers

59-5-225

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Forty Seven Thousand Dollars ($47,000.00).

Affiant

SUBSCRIBED AND SWORN TO before me, this the 19th day of June, 1995.

Notary Public

My Commission Expires: Jan 24 1998

95 JUN 21 AM 10:41
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

007206
IDENTIF. & REFERENCE

FOR AND IN CONSIDERATION OF the sum of Forty Seven Thousand Dollars ($47,000.00), 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 Jerrold Smith and wife, Donna Smith (the "Grantees"), their heirs, successors and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows:

> Land in Davidson County, Tennessee, being Lot No. 230 on the Plan of Buena Vista Estates, Section 6, of record in Book 4460, page 85, Register's Office for Davidson County.
>
> Said Lot No. 230 fronts 70.04 feet on the easterly side of Boyd Drive and extends back 152.5 feet on the northerly line and 150 feet on the southerly line to a dead line in the rear measuring 80.78 feet thereon.

Being the same property conveyed to Third National Bank in Nashville by Successor Trustee's Deed from Gary R. Thompson, Successor Trustee, of record in Book 9568, page 930, said Register's Office.

The Property is improved property known as 4912 Boyd Drive, Nashville, Tennessee 37027.

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 Grantees, their 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 Grantees, their 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 19th day of June, 1995.

Third National Bank in Nashville

By: _____

Title: Vice President

By: Dina N. Vinell

Title: AVP

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Witness my hand and seal, at Office in Nashville, this 19 day of June, 1995.

Lisa Jackson
Notary Public

My Commission Expires: 1/24/98

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Robert J. Notestine, a Notary Public of said County and State, personally appeared Nina N. 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 the 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 19th day of June, 1995.

Notary Public

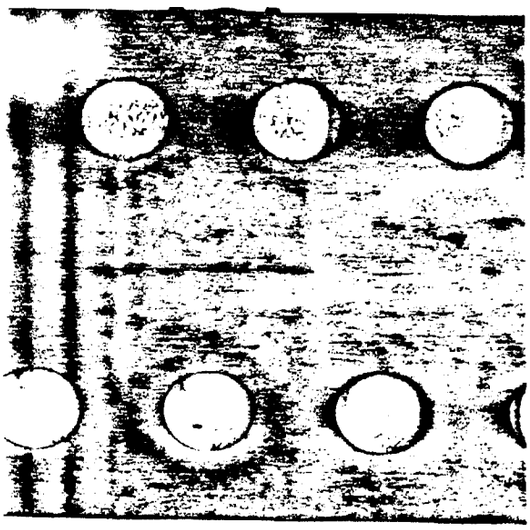
My Commission Expires: January 24, 1998

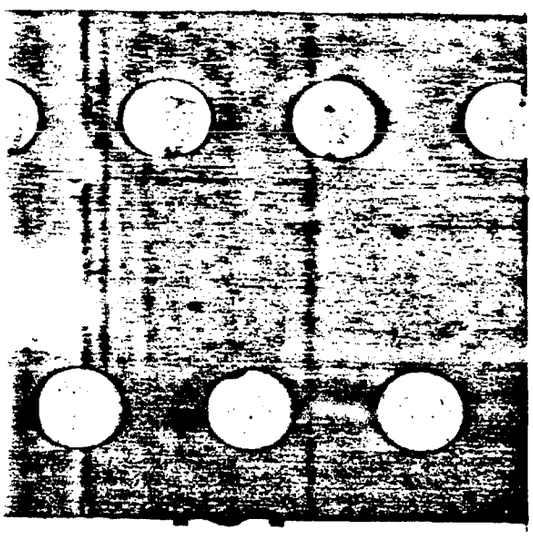
EXHIBIT A

1. Restrictive Covenants of record in Book 4620, page 147 and recorded in Book 4620, page 866, Register's Office for Davidson County, Tennessee.

2. All matters as shown on the plan of record in Book 4460, page 35, said Register's Office.

3463 06/21 0101 03CHECK 190.90





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

RECEIVED OF _____

FOR _____

BOOK 9708 PG 262

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 47000.00
CDN TX 173.90
PRFEE 1.00
WDEED 16.00
TOTAL 190.90
CHECK 190.90

06/21/95 01 10:42 0001 3463

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0072066
IDENTIF. ↑ REFERENCE

95 JUN 21 AM 10:41
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 922676