BOOK 9773 PG 742

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 173,000.00

Michael R. Smiley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF August, 19 95

Notary Public

MY COMMISSION EXPIRES: January 20, 1999
(AFFIX SEAL)

ZANA C. PETTY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY

METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael R. Smiley (NAME)	First American National Bank (NAME)	MAP 158-3
6120 Gardendale Drive (ADDRESS)	P. O. Box 305048 (ADDRESS)	PARCEL 32
Nashville, TN 37215 (CITY) (STATE) (ZIP)	Nashville, TN 37230-5048 (CITY) (STATE) (ZIP)	

FOR AND 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, Susan Margaret Wrenn Austin and Catherine Louise Wrenn McNeely, heirs of the Estate of Susan Luck Wrenn, and Rebecca M. Clayton, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael R. Smiley and wife, Georgette A. Smiley

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. 77, on the plan of Hillsboro Park, Section II, of record in Book 2331, Pages 61 and 62, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Susan Luck Wrenn, unmarried by deed from L.B. Jones and wife, Robbye R. Jones, of record in Book 2634, Page 15, Register's Office for said County; the said Susan Luck Wrenn having since died, leaving a Will of record in Will Book 198, page 436, Probate Court for Davidson County, Tennessee. The said Thomas Wellford Wrenn was one of the devisees under said Will, and has conveyed his interest to Rebecca M. Clayton of record in Book 9738, page 222, said Register's Office. The said Susan Margaret Wrenn* and Catherine Louise Wrenn McNeely being the other two devisees under said Will.

*Austin

IDENTIF. & REFERENCE 0093326

95 AUG 25 PM 1:57

REGISTER DAVIDSON CO. TENN.

unimproved ( )
This is improved (X) property, known as 6120 Gardendale Drive, Nashville, TN 37215
(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 24th day of August, 19 95

Susan Margaret Wrenn Austin

Rebecca M. Clayton

Catherine Louise Wrenn McNeely

STATE OF TENNESSEE

BOOK 9773 PG 743

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Susan Margaret Wrenn Austin and Catherine Louise Wrenn McNeely and Rebecca M. Clayton

the bargainor s, 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 24th day of August, 19 95.

Commission expires January 20, 1999

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

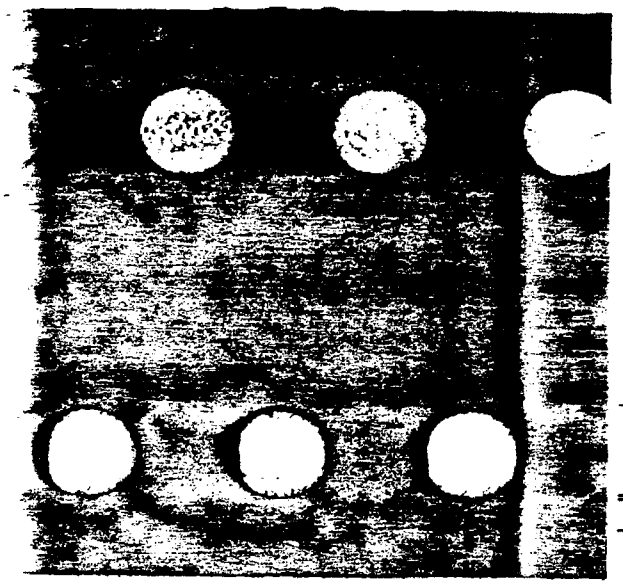
ZANA C. PETTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

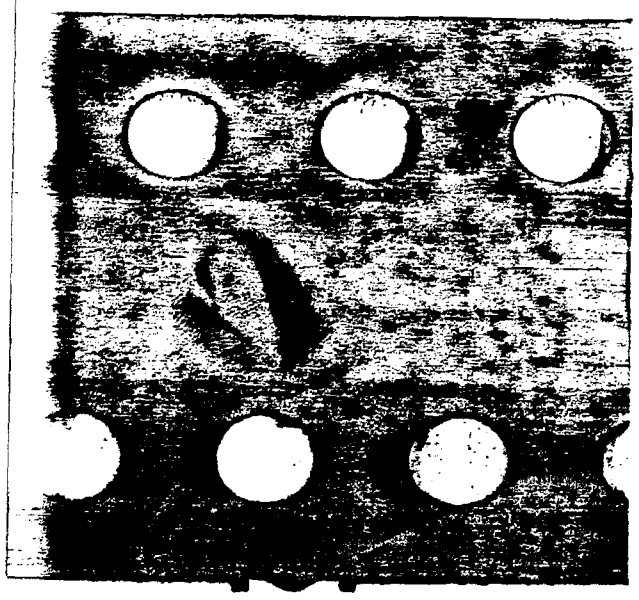
My commission expires _____

Notary Public

3655 08/25 2:01 CHECK

649.10





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9773 PG 744

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
173000.00
CON TX 640.10
PRFEE 1.00
WDEED 8.00
TOTAL 649.10
CHECK 649.10

08/25/95 01 13:58 0001 6665

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0093326
IDENTIF. # REFERENCE

95 AUG 25 PM 1:57

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

No. 945602