WARRANTY DEED

BOOK 9884 PG 26

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,000.00

Leonard C Lewis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF December 19 95

Kathleen M. Walsh
Notary Public
My Commission Expires Nov. 22, 1997

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Taylor, Philin, Pigue, Marchetti, & Bennett, One Eleven Union Street, Nashville, TN 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Leonard C. Lewis (NAME)	Chemical Residential Mortgage (NAME)	150-3-273
2910 Sheana Way (ADDRESS)	200 Old Wilson Bridge Road (ADDRESS)	02DX03649
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Worthington, Ohio 43085-8500 (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, Andrew M. Smith and wife, Ginger R. Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Leonard C. Lewis and wife, Frances J. Lewis

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 No. 103A Zone Lot Division of Lots 102 and 103, Chelsea of Priest Lake, Section 2A, of record in Book 6250, Page 947, Register's Office for Davidson County, Tennessee.

Said lot No. 103A fronts 46 feet on the westerly margin of Sheana Way and extends back 115.71 feet on the northerly line and 117.12 feet on the southerly line to a dead line in the rear measuring 55.26 feet thereon.

Being the same property conveyed to Andrew M. Smith and wife, Ginger R. Smith by deed from Anthony Todd Engel and wife, Camile Engel of record in Book 8337, Page 868, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

IT IS AGREED AND UNDERSTOOD that the above named Grantees assume and agree to pay the remaining unpaid balance on a Promissory Note secured by a deed of trust of record in Book 6928, Page 96, said Register's Office, payable according to the terms and conditions therein.

0130632

IDENTIF. ↑ REFERENCE

95 DEC -8 PM 3:42
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

6706 12/08 0101 03CHECK 268.00

This is improved (X) property, known as 2910 Sheana Way, Antioch, TN 37013 (House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)
( ) unimproved

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 7th day of December 19 95

Andrew M. Smith

Andrew M. Smith

Ginger R. Smith

Ginger R Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Andrew M. Smith and wife, Ginger R. Smith

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 7th day of December, 19 97.

Commission expires My Commission Expires Nov. 22, 1997

Kathleen M. Walsh
Notary Public

KATHLEEN M. WALSH 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 _____.

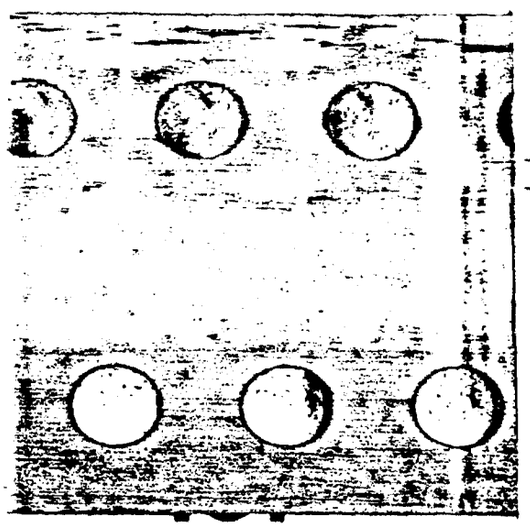
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

_____
Notary Public

BOOK 9884 PG 27





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

RECEIVED OF _____

FOR _____

BOOK 9884 PG 28

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	70000.00
CON TX	259.00
PRFEE	1.00
WDEED	8.00
TOTAL	268.00
CHECK	268.00

12/08/95 01 15:47 0001 6706

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0130632
IDENTIF. A REFERENCE

95 DEC -8 PM 3:42
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 985184