THIS INSTRUMENT PREPARED BY:
JACOBS & HOLT, P.C.
311 White Bridge Road
Nashville, Tennessee 37209

BOOK 9922 PG 870

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP/PARCEL
Jerry W. Smith	SAME	91-10
306 Stable Road		137
Franklin, TN 37069		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00)---DOLLARS, cash in hand paid, and other good and valuable considerations, receipt of all of same from the Grantee being acknowledged.

We, THOMAS H. NEELY and Wife, JANICE NEELY, Grantors have bargained and sold, and by these presents do transfer and convey unto the said JERRY W. SMITH and Wife DARLENE C. SMITH, the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 29 on the Plan of the Subdivision of Lots Nos. 39 and 40, in the Division of the B.F. Cockrill Farm, as of record in Book 332, Page 41, Register's Office for said County.

Said Lot No. 29 fronts 50 feet on the southerly side of Leslie Avenue and runs back between parallel lines with the easterly margin of Ethel Street 150 feet to an alley.

Being the same property conveyed to THOMAS H. NEELY and Wife, JANICE NEELY by deed from RUTH DILLINGHAM NEELY RIGGS, unmarried, being the same person as RUTH DILLINGHAM NEELY of record in Book 8646, Page 51 Register's Office for Davidson County, Tennessee.

This legal description is taken from the previous deed.
This property is conveyed "AS IS."
This conveyance is subject to a Metro Codes Letter of Record in Book 9789, Page 381, Register's Office for Davidson County Tennessee.
This conveyance is subject to all restrictions and easements of record.

This is improved property, known as 5821 Leslie Avenue, Nashville, Tennessee 37209.

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.

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration or value whichever is greater for this transfer is $14,000.00.

Laura Matthews
AFFIANT

Sworn to and subscribed to before me this the 17th day of January, 1996.

My Commission Expires: 11-28-98

Jeanette G. Jacobs
NOTARY PUBLIC

Whenever 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 hands this 17TH day of January, 1996.

Thomas H. Neely
THOMAS H. NEELY

Janice Neely
JANICE NEELY

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, THOMAS H. NEELY and Wife, JANICE NEELY, the within named 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 17th day of January, 1996.

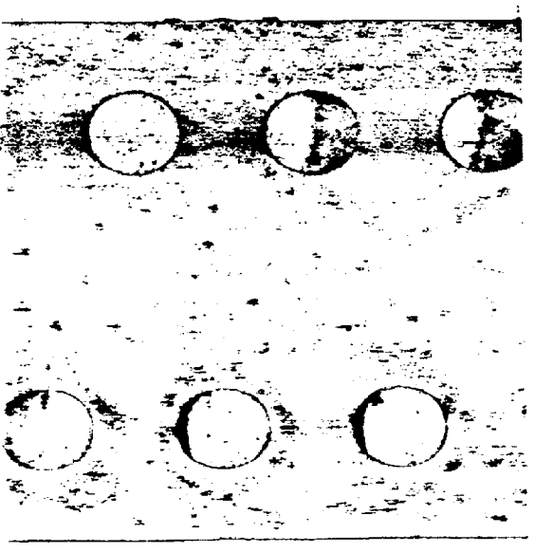
Jeanette D. Jacobs
NOTARY PUBLIC

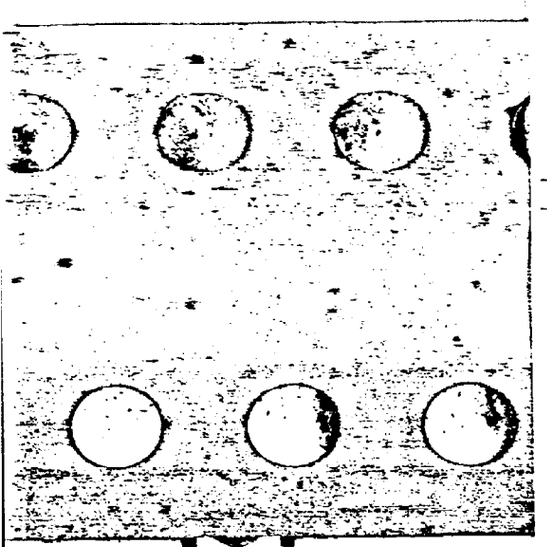
My commission expires: 11-28-98

0142529
IDENTIFICATION REFERENCE

95 JAN 19 PM 2:59
DAVIDSON COUNTY TN

7582 01/19 0101 03CHECK 60.00





OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9922 PG 872

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

DAMT 14000.00
CON TX 51.30
PRFEE 1.00
MISC 8.00
TOTAL 60.30
CHECK 60.80

01/19/96 01 15:00 0001 9582

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0142529
IDENTIFICATION REFERENCE

96 JAN 19 PM 2:59

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 997874