BOOK 10252 PG 781

Name & Address New Owner:
FRANK M. DONNELL
P. O. Box 60825
Nashville, TN 37216

Send Tax Bills to:
COLUMBIA NATIONAL, INC.
7142 Columbia Gateway Drive
Columbia, MD 21046

9931 11/07 0101 03CHECK 384.50

Tax Map and Parcel Nos.
73-9-88

**WARRANTY DEED**

FOR AND IN CONSIDERATION of Ten and No/100--- ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **WE, LONNIE E. SMITH AND WIFE, VERNER L. SMITH,** the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto **FRANK M. DONNELL,*** hereinafter called the Grantee, his successors and assigns, a certain tract or parcel of land located in **DAVIDSON** County, Tennessee and being more particularly described in Exhibit "A" attached hereto and made a part hereof. * UNMARRIED

TO HAVE AND TO HOLD the said tract or parcel of land together with all and singular easements, appurtenances, heriditaments, estate, title and interest thereto belonging or in any way appertaining to the said Grantee, his successors and assigns in fee simple forever.

GRANTORS do hereby covenant with the said Grantee that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered. This conveyance is made subject to any and all matters as set forth on the Plan of Burchwood Gardens, Section II, as of record in Book 2900, Page 66, Register's Office for said County; any and all restrictive covenants as may be of record in said Register's Office.

GRANTORS do further covenant and bind themselves, their heirs, successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, his successors and assigns against the lawful claims of all persons whomsoever.

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 the 4th day of November, 1996.

Lonnie E. Smith

Verner L. Smith

96 NOV -7 AM 8:45
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.

0244414
IDENTIF. ← REFERENCE

STATE TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lonnie E. Smith and wife, Verner L. Smith, the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument the purposes therein contained.

Witness my hand and official seal at Madison, Tennessee, this the 4th day of November, 1996.

Commission expires: 5/23/98

Deanie L Gregory
Notary Public

STATE OF TENNESSEE
DAVIDSON COUNTY

The actual consideration or value, whichever is greater, for this transfer is $95,000.00.

Frank M Lowrey
Affiant

Sworn to and subscribed before me
this the 4th day of November, 1996.

Deanie L Gregory
Notary Public

My Commission expires: 5/23/98

**THIS INSTRUMENT PREPARED BY:**
**DEANIE L. GREGORY, ATTORNEY**
GREATER NASHVILLE TITLE & CLOSING CO.
223 Madison Street, S. 102
Madison, Tn 37115

mail

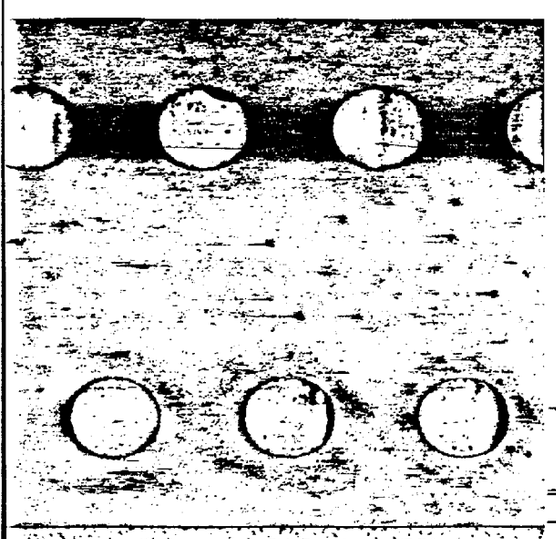
EXHIBIT "A"

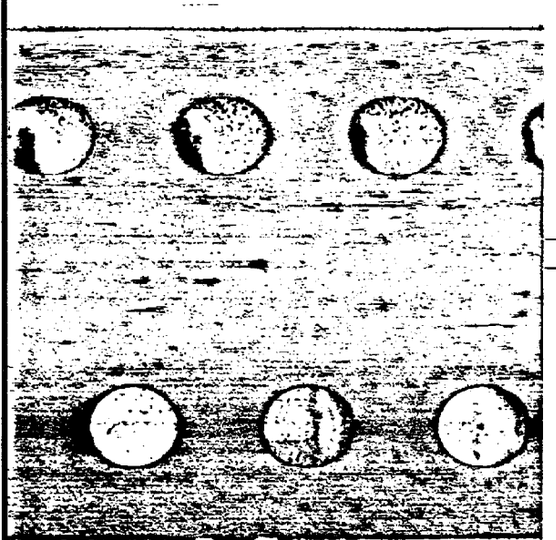
LAND in Davidson County, Tennessee, being Lot No. 100 on the Plan of Burchwood Gardens, Section II, of record in Book 2900, Page 66, Register's Office for Davidson County, Tennessee.

Said Lot No. 100 fronts 82.57 feet on the southwesterly side of Welcome Lane and runs back between lines 154.84 feet on the northwesterly line and 145.26 feet on the southeasterly line to a dead line in the rear on which it measures 96.63 feet.

Being the same property conveyed to Lonnie E. Smith and wife, Verner L. Smith, by Warranty Deed from Martha Lewter Lane, of record in Book 4698, Page 38, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS 1832 WELCOME LANE, NASHVILLE, TENNESSEE, 37216.





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

RECEIVED OF _____

FOR _____

BOOK 10252 PG 784

| | | |
|---|---|---|
| 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 95000.00 |
| | | | | CON TX 351.50 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 12.00 |
| | | | | TOTAL 364.50 |
| | | | | CHECK 364.50 |
| | | | 11/07/96 01 | 08:47 0001 8981 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0244414
IDENTIF. # REFERENCE

96 NOV -7 AM 8:47

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1085900