THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

First Title & Escrow Co., Inc.
Box #9B

#14418

STATE OF TENNESSEE
COUNTY OF DAVIDSON
BOOK 10371 PG 267
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 227,500.00
Evelyn Rodgers
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME: THIS THE 27th DAY OF February 19 97
Notary Public
MY COMMISSION EXPIRES: 7-7-99
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael D. Ladd	SunTrust Bank, Nashville, N.A.	129-7-41
(NAME)	(NAME)	
6531 Melinda Drive	P. O. Box 305110	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37205	Nashville, Tennessee 37230-5110	
(CITY) (STATE) (ZIP)	(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, Carol Ann Pellett Smith, etvir, William Ashby Smith, Jr

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael D. Ladd and Kathryn J. Ladd

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. 36 on the Plan of West Meade Farms, Inc., Section 6, as of record in Book 2331, page 125, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

BEING the same property conveyed to Carol Ann Pellett, a single person, by deed from Susan Proby Grimes, unmarried, of record in Book 8561, page 735, Register's Office for Davidson County, Tennessee.

Carol Ann Pellett is now Carol Ann Pellett Smith.

William Ashby Smith, Jr., spouse of Carol Ann Pellett Smith joins in this conveyance to relinquish any and all marital interest in the property.

027966
IDENTIF. & REFERENCE
97 MAR -6 AM 10:41
FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN.

3299 03/06 0101 03CHECK 850.75

unimproved ( )
This is improved (X) property, known as 6531 Melinda Drive, Nashville, Tennessee 37205
(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 27th day of February 19 97

Carol Ann Pellett Smith
Carol Ann Pellett Smith

William Ashby Smith, Jr. by Carol Ann Pellett Smith
William Ashby Smith, Jr.

BOOK 10371 PG 268

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 Carol Ann Pellett Smith

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 27th day of February, 19 97.

Commission expires 5-5-99

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

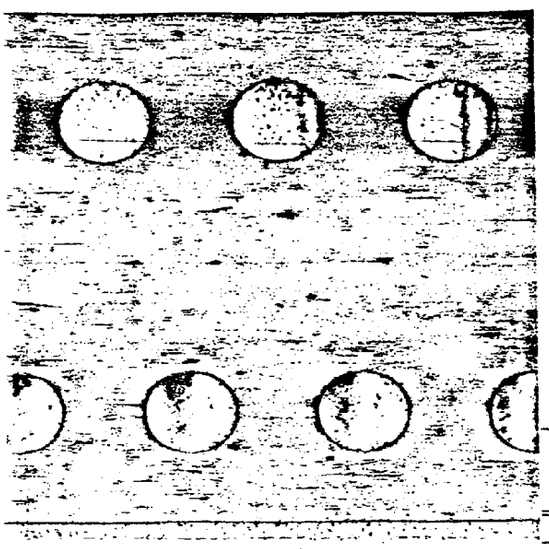
STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned notary public in and for the state and county above, personally appeared the within named Carol Ann Pellett Smith, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledges the execution of the foregoing instrument on behalf of William Ashby Smith, Jr. as his/her Attorney-in-Fact, as the free act and deed of the within named William Ashby Smith, Jr..

WITNESS my hand and official seal at office, this 27th day of February, 1997.

Notary Public

My Commission Expires: 5-5-99



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

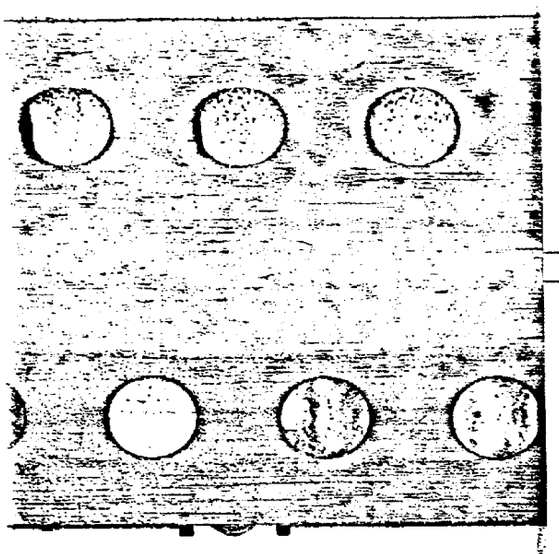
RECEIVED OF _____

FOR _____

BOOK 10371 PG 269

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 227500.00
CON TX 841.75
PRFEE 1.00
WDEED 8.00
TOTAL 850.75
CHECK 850.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/06/97 01 10:46 0001 3299

0279466
IDENTIFICATION REFERENCE

97 MAR -6 AM 10:41

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1123683