# WARRANTY DEED

BOOK 10372 PG 28

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF March, 19 97

Notary Public

MY COMMISSION EXPIRES: 5-28-98
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Greater Nashville Title Co., 223 Madison Street, S. 102, Madison, TN 37115

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Jason D. Smith (NAME) | FT Mortgage Companies d/b/a (NAME) | 53-3-377.00 |
| 401 15th Street (ADDRESS) | P.O. Box 146 (ADDRESS) | |
| Old Hickory, TN 37138 (CITY) (STATE) (ZIP) | Memphis, TN 38101 (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, Jerry W. Pigue and wife, Sandra H. Pigue

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jason D. Smith, UNMARRIED

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. 37 on the Revised Plan of Section "E", Plan of Village of Old Hickory, as shown on plan of record in Book 1424, Page 132, Register's Office for said County.

Said Lot No. 37 fronts 89.0 feet on the southerly side of Fifteenth Street and runs back between parallel lines 175 feet to a dead line, measuring 89.0 feet thereon.

Being the same property conveyed to Jerry W. Pigue and wife, Sandra H. Pigue, by Warranty Deed from George A. Lawson and wife, Patsy L. Lawson, of record in Book 7044, Page 549, Register's Office for Davidson County, Tennessee.

0279698

IDENTIF. & REFERENCE

97 MAR -7 AM 8:23

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

unimproved
This is improved ( X ) property, known as 401 15th Street, Old Hickory, TN 37138
(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 4th day of March, 19 97

Jerry W. Pigue
Jerry W. Pigue

Sandra H. Pigue
Sandra H. Pigue

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 Jerry W. Pigue and wife, Sandra H. Pigue

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 Madison, Tennessee, this 4th day of March, 19 97.

Commission expires 5-23-98

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 _____.

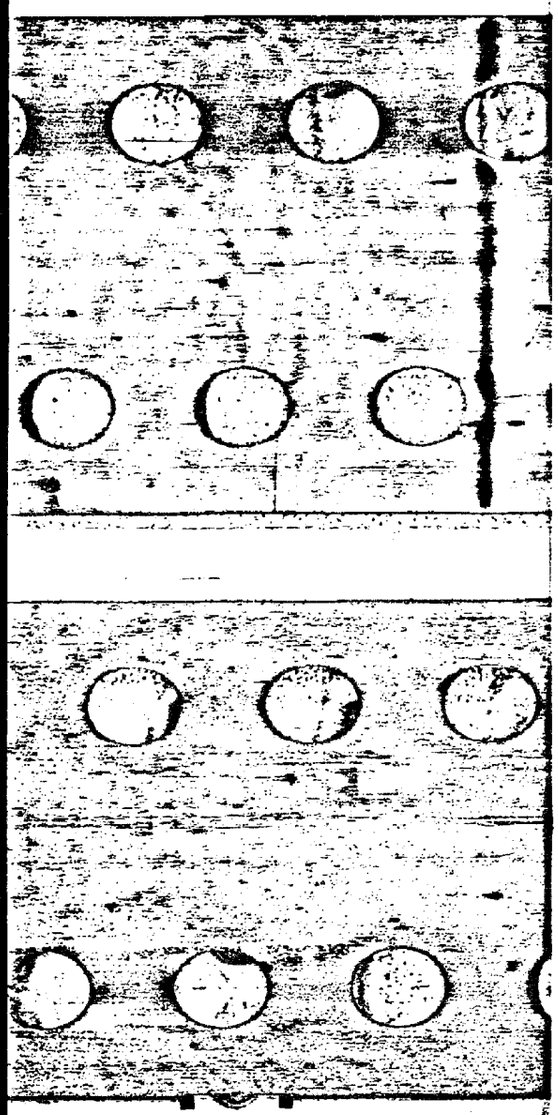
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public



3562 03/07 0101 03CHECK 323.5



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

RECEIVED OF _____

FOR _____

BOOK 10372 PG 30

| | | |
|---|---|---|
| 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 85000.00
CON TX 314.50
PRFEE 1.00
WDEED 8.00
TOTAL 323.50
CHECK 323.50

03/07/97 01 08:23 0001 3562

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0279698
IDENTIF. & REFERENCE

97 MAR -7 AM 6:23
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1123939