BOX #19B
G#97-5-47K

# WARRANTY DEED

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 78,000.00

Barbara D. Barger
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF May 19 97

Peter Weiss
Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: MORTGAGEE: | MAP-PARCEL NUMBERS |
|---|---|---|
| BARBARA D. BARGER (NAME) | COLUMBIA NATIONAL INCORPORATED (NAME) | MAP 148-15 |
| 4835 Cimarron Way (ADDRESS) | P. O. Box 3050 (ADDRESS) | PARCEL 049 |
| Antioch, TN 37013 (CITY) (STATE) (ZIP) | Columbia, MD 21045-6050 (CITY) (STATE) (ZIP) | FB #05DU-52821 |

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, JOHN L. SMITH AND WIFE, MELBA SMITH

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BARBARA D. BARGER, AN UNMARRIED PERSON

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. 168 on the Plan of Apache Hills Subdivision, Section 3, as of record in Book 4175, Page 9, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to John L. Smith and wife, Mary E. Smith, by Deed from Alfred G. Feyerabend, III, unmarried, of record in Book 6944, Page 531, Register's Office for Davidson County, Tennessee. The parties having since divorced by Final Decree of record in Minute Book 147B, Page 1006, File #92D-3841, by said Final Decree, a certified copy being recorded simultaneously herewith, the said Mary E. Smith divested her one-half (1/2) undivided interest in and to the subject property to Johnny Lee Smith A/K/A John L. Smith.

THIS conveyance is subject to restrictive covenants of record in Book 4225, Page 657, and amended in Book 4361, Page 162, and in Book 4454, Page 301, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been assumed by the Grantee herein.

MELBA Smith, spouse of the above named John L. Smith, joins in this conveyance for the purpose of releasing any and all rights she may have in and to the

CONTINUED

unimproved ( )
This is improved (X) property, known as 4835 Cimarron Way, Antioch, TN 37013
(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 30th day of May 1997

John L. Smith
JOHN L. SMITH

Melba Smith
MELBA SMITH

DCTN(1)WC

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 JOHN L. SMITH AND WIFE, MELBA 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 Brentwood, Tennessee, this 30th day of May 19 97.

Commission expires July 24, 1999

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

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

LEGAL DESCRIPTION CONTINUATION

above described property, especially her marital rights.



0311333

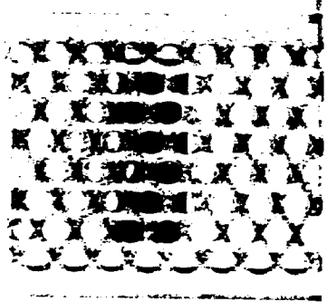
IDENTIF. ↑ REFERENCE

97 JUN -3 PM 12:32

FELIX A. WILSON, REGISTER
DAVIDSON COUNTY, TN.

8095 06/03 0101 03CHECK 297.60

DCTN0.4C



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

RECEIVED OF _____

FOR _____

BOOK 10477 PG 81

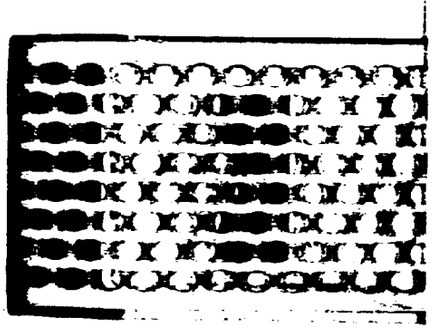
| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

CAMT 78000.00
CON TX 288.60
PRFEE 1.00
WDEED 8.00
TOTAL 297.60
CHECK 297.60

06/03/97 01 12:33 0001 8095

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**



031333
IDENTIF. ↑ REFERENCE

97 JUN -3 PM 12:32
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 1158029