33

BOOK 10866 PG 564

STATE OF TENNESSEE 7612-M
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 110,000.00

Joseph H. Kelly
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF March, 19 98.

Mark A. Ellmore, Jr.
Notary Public

MY COMMISSION EXPIRES 1/20/99

MARK A. ELLMORE, JR. NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, Attorney, 388 Harding Place, Suite C, Nashville, TN 37211

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph H. Kelly	Mortgage Investors Group, L.P.	147-05-39
(NAME)	(NAME)	
305 Edgeview Drive	320 N Cedar Bluff Rd., Suite 200	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, Tennessee 37211	Knoxville, TN 37923	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, Aubrey M. Smith, married

hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Joseph H. Kelly and wife Michelle D. Kelly

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. 225 on the Plan of Caldwell Hall, Section 1 Revised, as of record in Book 2900, pages 57, 58, and 59, Register's Office for said County.

Said Lot fronts 80 feet on the southerly side of Edgeview Drive and runs back 145 feet on the easterly line and 136.4 feet on the westerly line to a dead line in the rear on which it measures 80 feet.

BEING the same property conveyed to Aubrey M. Smith, married by deeds of record in Book 10805, page 592 and Book 6856, page 560, Register's Office for Davidson County, Tennessee.

Aubrey M. Smith and Aubrey Monroe Smith being one and the same person.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

Stella Smith, wife of Aubrey M. Smith, joins in this conveyance to convey all right, title and interest she may have in the above referenced property, including but not limited to marital rights.

This is improved property known as 305 Edgeview Drive, Nashville, Tennessee 37211

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 his hand this 30th day of March, 19 98.

Aubrey M. Smith

Stella Smith

BOOK 10866 PG 565

7612-M

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Mark A. Ellmore, Jr., a Notary Public in and for said County and State, the within named

Aubrey M. Smith, ~~married~~ and wife, Stella 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 Nashville Tennessee, this 30th day of March, 19 98.

My commission expires 1/20/99

Notary Public Mark A. Ellmore, Jr.

MARK A. ELLMORE, JR. NOTARY PUBLIC AT LARGE

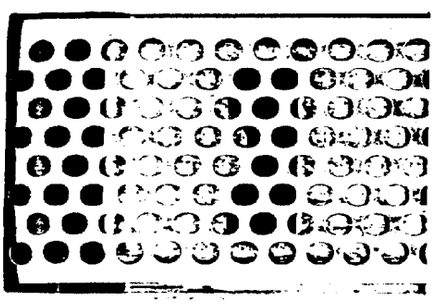
4215 04/01 0101 03CHECK 416.00

04 20055

IDENTIFICATION REFERENCE

98 APR -1 PM 4:16

DAVIDSON COUNTY, TN.



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

RECEIVED OF _____

FOR _____

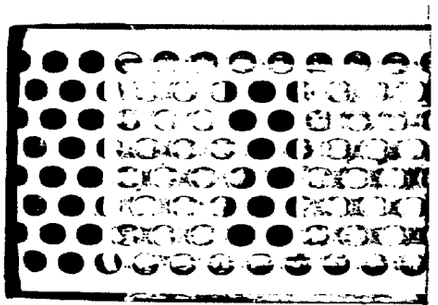
BOOK 10866 PG 566

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
110000.00
CON TX 407.00
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 1.00
WDEED 8.00
TOTAL 416.00
CHECK 416.00

04/01/98 01 16:18 0001 4215



0420055
IDENTIF. # REFERENCE

98 APR -1 PM 4:16

DAVIDSON COUNTY

No. 1274475