BOOK 10904 PG 377

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 143,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 27th DAY OF April 19 98

I. DYKE TATUM

Notary Public

MY COMMISSION EXPIRES: May 27, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BRENDA L. SMITH (NAME)	NATIONSBANC MORTGAGE CORPORATION (NAME)	91-15-349
4700 NEVADA AVENUE (ADDRESS)	P. O. BOX 35140 (ADDRESS)	25W-00175
NASHVILLE, TN 37209 (CITY) (STATE) (ZIP)	LOUISVILLE, KY 40232 (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, SCOTT FRIEDLAND AND WIFE, LISA FRIEDLAND

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BRENDA L. SMITH, A SINGLE 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 the southerly 111 feet, more or less, of the easterly 55 feet of Lot No. 601, Block 27, on the Plan of CHARLOTTE PARK ADDITION TO WEST NASHVILLE, of record in Book 57, page 103, Register's Office for DAVIDSON County, Tennessee.

SAID part of Lot No. 601 fronts 55 feet on the northerly margin of NEVADA AVENUE and extends back between parallel lines with the westerly margin of 47th Avenue North, formerly 6th Street, 111 feet to a dead line.

BEING the same property conveyed to SCOTT FRIEDLAND AND WIFE, LISA FRIEDLAND, by deed from Adrian Hamm and wife, Carolyn R. Hamm, of record in Book 10484, page 492, Register's Office for DAVIDSON County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

This instrument is executed on behalf of SCOTT FRIEDLAND, by LISA FRIEDLAND, as his Attorney-in-Fact, pursuant to a Power of Attorney which is being placed of record with this instrument.

SOURCE OF DESCRIPTION: DESCRIPTION OF PREVIOUS DEED OF RECORD

unimproved ( )
This is improved (X) property, known as 4700 NEVADA AVENUE, NASHVILLE, TN 37209
(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 April 19 98

SCOTT FRIEDLAND
By: Scott Friedland, by Lisa Friedland Attorney-in-Fact
LISA FRIEDLAND, ATTORNEY-IN-FACT

Lisa Friedland
LISA FRIEDLAND

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 LISA FRIEDLAND

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 April, 98

Commission expires May 27, 2001

I. DYKE TATUM Notary Public

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 LISA FRIEDLAND, 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 on behalf of SCOTT FRIEDLAND, as his Attorney-in-Fact, as the free act and deed of the within named SCOTT FRIEDLAND.

WITNESS my hand and official seal at Nashville, Tennessee, this 27TH day of APRIL, 1998.

NOTARY PUBLIC I. DYKE TATUM

MY COMMISSION EXPIRES: 05/27/2001

9705 04/28 0101 03CHECK 538.10

0430740
IDENTIF. & REFERENCE
98 APR 28 PM 3:29
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10904 PG 379

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
143000.00
CON TX 529.10
PRFEE 1.00
WDEED 8.00
TOTAL 538.10

CHECK 538.10
04/28/98 01 15:31 0001 9705

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0430740
IDENTIF. & REFERENCE

98 APR 28 PM 3:29

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

No. 1285802