BOOK 10931 PG 758

PREPARED BY (AND RETURN TO):

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W & I Ref: (cmw) Title No: 39892
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
William T. Smith 425 Owendale Drive Nashville, TN 37013	NationsBanc Mortgage Corporation P.O. Box 790081 St. Louis, MO 63179-0081

TAX MAP-PARCEL NUMBERS: 150-5-95 02DX 4108

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 97000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Michael J. Roling, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **William T. Smith, unmarried,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 334 on the Plan of Cherry Hills, Section 3, of record in Book 4317, page 59, said Register;s Office.

SAID Lot No. 344 fronts 80.45 feet on the westerly margin of Owendale Drive and extends back 209.90 feet more or less on the northerly line and 121.0 feet more or less on the southerly line to the center line of East Fork Hamilton Creek.

BEING the same property conveyed to Michael J. Roling, an unmarried man, by deed from Byron N. Hicks and Sherrie F. Hicks, husband and wife, of record in Book 10162, page 934, said Register's Office.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 1998, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 1835, Page 107, said Register's Office, which Plan shows a 30 foot minimum building setback line from Branch Creek Road and 15 foot easement for public utility purposes along the rear line(s) with a sewer line lying therein. Mortgage Loan Inspection by John Kohl & Co., P.C., dated May 5, 1998, which discloses neighbor's asphalt drive encroaches onto subject property.

This is improved property, known as: 425 Owendale Drive, Nashville, TN 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 13th day of May, 1998.

Michael J. Roling

Michael J. Roling

State of Tennessee
County of Davidson

On this 13th day of May, 1998, before me the undersigned authority, personally appeared **Michael J. Roling**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 97000.00

Affiant

Sworn and subscribed before me on the 13th day of May, 1998.

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

0438017
IDENTIF. & REFERENCE
98 MAY 14 AM 10:51
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

7403 05/14 0101 03CHECK 367.90

Wldoc: Deed Wty—12/92

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

RECEIVED OF _____

FOR _____

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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 97000.00
CON TX 358.90
PRFEE 1.00
WDEED 8.00
TOTAL 367.90
CHECK 367.90

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/14/98 01 10:56 0001 7403

0438017
IDENTIF. ◄ REFERENCE

98 MAY 14 AM 10:51
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1293412