BOOK 11061 PAGE 275

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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W & I Ref: (ljh/as) Title No: 40169
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Michael David Smith Margie Lee Smith 751 Harpeth Trace Drive Nashville, TN 37221	NationsBanc Mortgage Corporation P. O. Box 353 Louisville, KY 40201-0353

TAX MAP-PARCEL NUMBERS: 143-2-C-13

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 176500.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Peter E. Konrad and spouse, Stephanie A. Konrad,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Michael David Smith and spouse, Margie Lee Smith,** 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 Unit No. 13 on the Plan of Harpeth Knoll of record in Plat Book 5200, Page 764, to which plan reference is made for a more complete description thereof.

BEING the same property conveyed to Peter E. Konrad and wife, Stephanie A. Konrad by deed from Morris Eshaghpour Contracting Corporation of record in Book 9601, Page 114, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 1998, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 5200, Page 764, said Register's Office, which Plan shows minimum building setback lines and easements to which plan and record thereof are incorporated herein and made a part hereof by reference thereto.; The Declaration of Covenants, Conditions and Restrictions of record in Book 6280, Page 478, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 751 Harpeth Trace Drive, Nashville, TN 37221

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 7th day of August, 1998.

Peter E. Konrad **Stephanie A. Konrad**

BOOK 11061 PAGE 276

State of Tennessee
County of Davidson

On this 7th day of August, 1998, before me the undersigned authority, personally appeared **Peter E. Konrad** and **Stephanie A. Konrad**, 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.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____ 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: $ 176500.00

Affiant

Sworn and subscribed before me on the 7th day of August, 1998.

Notary Public

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

98 AUG 11 PM 12:43

0473645

554 08/11 01:01 03CHECK 6644

Wilcox Deed Wty—12/92

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

RECEIVED OF _____

FOR _____

BOOK 11061 PAGE 277

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

AMT
CON TX
PRFEE
WDEED
DFEE
TOTAL
CHECK

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0473645
IDENTIFICATION REFERENCE

98 AUG 11 PM 12:43

No.