This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

ADDRESS NEW OWNER:
Jim B. Smith
5115 Brucewood Drive
Nashville, Tennessee 37211

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 161-6
PARCEL 158
6DU-75026

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Leo Edward Harding and wife, Mildred N. Harding hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Jim B. Smith, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> BEING Lot No. 211, on the Plan of Huntington Park, Section Two, of record in Plat Book 4175, Page 108, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Leo Edward Harding and wife, Mildred N. Harding, by deed from W. H. Wilkinson and wife, Ruby R. Wilkinson of record in Book 4585, Page 727, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 4393, Page 383, and such easements and setback lines of record in Plat Book 4175, Page 108, said Register's Office.
Taxes for 1998 have been pro-rated and assumed by Grantee(s).

This is improved property known as 5115 Brucewood Drive, Nashville, TN 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 Jim B. Smith, his heirs and assigns, forever; and we, Leo Edward Harding and wife, Mildred N. Harding do covenant with the said Grantee that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it; 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 Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

98 SEP 23 AM 9:12
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.
04907.16
IDENTIF. & REFERENCE

Witness our hands this the 18th day of September, 1998.

Leo Edward Harding
Leo Edward Harding

Mildred N. Harding
Mildred N. Harding

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Leo Edward Harding and wife, Mildred N. Harding the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 18th day of September, 1998.

Gene W. Floyd
NOTARY PUBLIC

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 1/27/2001

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 142,500.00.

Jean B Smith
AFFIANT

Subscribed and sworn to before me this 18th day of September, 1998.

Gene W. Floyd
NOTARY PUBLIC
My Commission Expires: 1/27/2001

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

3844 09/23 0101 03CHECK 538.25

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

RECEIVED OF _____

FOR _____

BOOK 11122 PAGE 427

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 142500.00
CON TX 527.25
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 538.25
CHECK 538.25

09/23/98 01 09:13 0001 3844

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0490716
IDENTIF. # REFERENCE

98 SEP 23 AM 9:12

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1349191