RETURN TO:
TRANSCONTINENTAL TITLE CO.
LAKEVIEW RIDGE 11
2630 ELM HILL PIKE, SUITE 100
NASHVILLE, TN 37214

TN105109

63

BOOK 11250 PAGE 505

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value whichever is greater, for this transfer is $83,600

Affiant

Subscribed and sworn to before me, this 2nd day of December, 1998.

My commission expires

Notary Public

NOTARY PUBLIC DAVIDSON

WARRANTY DEED

9/25/02

Address of New Owner & Send Tax Bills to:	Prepared By: Linda R. Kosack, Atty. 8109 Wikle Road, East Brentwood, TN 37027
1035 PETWAY AVENUE NASHVILLE, TN	Return To: TransContinental Title Company 2630 Elm Hill Pike, Ste. 100 Nashville, TN 37214

map & parcel no. 83-01 243.00

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged,

FREDDIE J. MCLEAN AND WIFE, KANICE DEE MCLEAN

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

RODNEY SMITH AND ARLANDA SMITH, HUSBAND AND WIFE

hereinafter called the Grantee, his heirs and assigns, a certain tract of land in DAVIDSON County, Tennessee, described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 13 ON THE PLAN OF PETWAY'S SUBDIVISION OF LOT NO. 7 HOBSONS SUBDIVISION, OF RECORD IN BOOK 2, PAGE 42, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO FREDDIE J. MELEAN AND WIFE, KANICE DEE MCLEAN BY DEED FROM JACK F. KEMP DATED SEPTEMBER 15, 1989 AND RECORDED IN BOOK 7941, PAGE 446, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Property Address: 1035 PETWAY AVENUE, NASHVILLE, TN

9912 12/14 0101 03CHECK 320.32

98 DEC 14 AM 10:00
BILL [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

0524672

This conveyance is made subject to:

1. 19___ taxes, which have been prorated and assumed by Grantee.

2. Restrictive covenants contained in instrument of record in Book _____, page _____, Register's Office for said County.

3. Matters shown on the Plan of record in Plat Book _____, page _____, Register's Office for said County.

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 numbers shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 2nd day of December, 1998.

Freddie J. McLean

Kanice Dee McLean

State of ~~Tennessee~~ NORTH CAROLINA
County of CUMBERLAND

On this 2nd day of December, 1998, before me personally appeared FREDDIE J. McLEAN and KANICE DEE McLEAN to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal,
My Commission expires:
01-31-2001

Michele Marie Shane
Notary Public MICHELE MARIE SHANE

MICHELE MARIE SHANE NOTARY PUBLIC CUMBERLAND COUNTY, N.C.

WARRANTY DEED

The preparer of this Deed makes no representation as to the status of the title of the property described herein, or as to the accuracy of description.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

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CAMT	83600.00
CON TX	309.32
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	320.32
CHECK	320.32

12/14/98 01 10:02 0001 9912

0524672
IDENTIF. # REFERENCE

98 DEC 14 AM 10:00
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1399380