THIS INSTRUMENT PREPARED BY:
George V. Crawford, Jr.
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
230 Fourth Avenue, North
P. O. Box 198888
Nashville, Tennessee 37219-8888
(615) 244-4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $131,500.00.

Margaret C. Estill
Affiant

Subscribed and sworn to before me, this 20th day of August, 1999.

Notary Public

My Commission Expires: 8/27/99

Address New Owner As Follows:
Margaret C. Estill
957 Harpeth Bend Drive
Nashville, TN 37221

Send Tax Bills To:
Southeastern Mortgage of TN

Map-Parcel Number:

Map 156-05-0-017.00
9D 28934

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **BRAD N. SMITH AND WIFE, LAURA SMITH**, hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **MARGARET C. ESTILL**, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: 0947 08/20 0101 03CHECK 501.55

Land in Davidson County, Tennessee, being Lot No. 800 on the Plan of Section Four, First Addition Harpeth Woods, of record in Book 5200, page 635, Register's Office for Davidson County, Tennessee.

Said Lot No. 800 fronts 64.3 feet on the southerly margin of Harpeth Bend Drive and extends back 191.2 feet on the westerly line and 200.0 feet on the easterly line to a dead line in the rear, measuring 99.1 feet thereon.

Being the same property conveyed to Brad N. Smith by deed from John M. Crum and wife, Kimberly F. Crum, of record in Book 8842, page 515, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to:

1. 1999 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Restrictive covenants contained in instrument of record in Book 6097, page 560, Register's Office for Davidson County, Tennessee.

3. Matters shown on the Plan of record in Book 5200, page 635, Register's Office for said County.

This is improved property known as 957 Harpeth Bend 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, her heirs and assigns, forever; and we 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 the same is unencumbered, unless otherwise herein set out; and further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, her heirs and assigns, against the lawful claims of all person whomsoever.

WITNESS my hand this 20th day of August, 1999.

Brad N. Smith

Laura Smith

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **BRAD N. SMITH**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 20th day of August, 1999.

Notary Public

My Commission Expires: 11/27/99

120611.1

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LAURA SMITH**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 20th day of August, 1999.

Notary Public

My Commission Expires: 11/27/01

0626994
FILED FOR RECORD & REFERENCE
99 AUG 20 PM 3:50
REGISTER
DAVIDSON COUNTY, TN.

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

BOOK 11629 PAGE 226

0626994

IDENTIF. & REFERENCE

99 AUG 20 PM 3:50

RECEIVED FOR REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	131500.00
CON TX	486.55
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	501.55
CHECK	501.55

08/20/99 01 15:50 0001 8947

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1504969