WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$117,740.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF NOVEMBER, 1999.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

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THIS INSTRUMENT WAS PREPARED BY: **Michael J. Philbin**
Michael J. Philbin, P.C., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215

My Commission Expires
May 27, 2001

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Warren W. Smith	**First Republic Mortgage Corporation**	**176-2-75**
(NAME)	(NAME)	
1909 Treeview Drive	**3212 West End Avenue**	**02D78663**
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	**Nashville, TN 37203**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Tammy R. Thurman and husband, Bruce C. Thurman**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **WARREN WAYNE SMITH AND WIFE, SHARON M. SMITH**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 218, Section 19, Peppertree Forest of record in Plat Book 7900, Page 783, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property to Tammy R. Thurman and husband, Bruce C. Thurman by deed from Jerry Butler and wife, Georgia Butler of record in Book 9727, Page 349 Register's Office for Davidson, County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐
This is improved ☒ property, known as **1909 Treeview Drive, Antioch, TN 37013**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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

Witness my/our hand(s) this 30th day of November, 1999.

Tammy R. Thurman

Bruce C. Thurman

IDENTIFICATION REFERENCE

06 6301

99 DEC -3 AM 9:47

ALL TAXES PAID
REGISTER
DAVIDSON COUNTY, TN.

7862 12/03/99 0101 03CHECK 446.64

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Tammy R. Thurman and Bruce C. Thurman**, 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 instrument for the purposes therein contained.

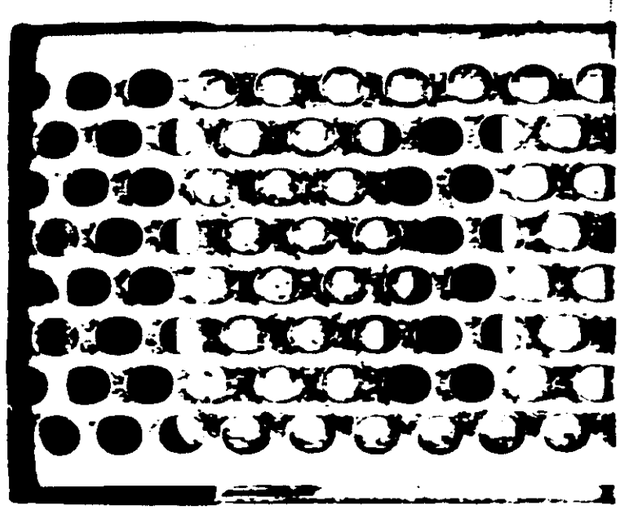
Witness my hand and official seal at Nashville, Tennessee this 30th day of November, 1999.

Commission expires:

Michael J. Philbin Notary Public

MICHAEL J. PHILBIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Michael J. Philbin
My Commission Expires
May 27, 2001



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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0663501 1
RECORDING REFERENCE
99 DEC -3 AM 9:47
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	117740.00
CON TX	435.64
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	446.64
CHECK	446.64

12/03/99 01 09:49 0001 7882

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1545455