Instr:200008100079218 Page: 1 OF 2
REC'D FOR REC 08/10/2000 8:45:59AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $131.35

STATE OF TENNESSEE 2000-69
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 35,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
7th DAY OF August 2000

Notary Public Mark A. Ellmore, Jr.
MY COMMISSION EXPIRES: 1/25/2003

MARK A. ELLMORE, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, Attorney, 388 Harding Place, Suite C, Nashville, TN 37211

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Amos E. Clardy	SAME	72-05-75
(NAME)	(NAME)	
3208 Florence Road		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Murfreesboro, Tennessee 37129		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, Roger Dale Smith

hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Amos E. Clardy and wife, Denise R. Clardy

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 the easterly 70 feet of the westerly 120 feet of Lot 2 on the plan of certain lots in C.W. Waller's Subdivision of the John C. Anderson home place, as of record in Book 547, page 6, in the Register's Office for Davidson County; said part of lot No. 2 fronts 70 feet on the southerly side of Elvira Avenue and runs back between parallel lines 180 feet to a dead line.

BEING the same property conveyed to Roger Dale Smith by deed from G. Howard Doty, Trustee, filed of record in Book 7060, page 943 and by deed of record in Book 6709, page 333, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This is improved property known as 904 Elvira Avenue, Nashville, Tennessee 37216

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 his hand this 7th day of August, 2000.

Roger Dale Smith

2000-69

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Mark A. Ellmore, Jr., a Notary Public in and for said County and State, the within named

Roger Dale Smith

the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 7th day of August, 2000.

My commission expires 1/25/03

Notary Public Mark A. Ellmore

MARK A. ELLMORE, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.