FILE BOX 45

WARRANTY DEED

Instr:200008170081635 Page: 1 OF 2
REC'D FOR REC 08/17/2000 2:16:43PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $480.63

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 129,900.00

Donna M Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
16th DAY OF August 20 00

Marie Bradford
Notary Public

MARIE BRADFORD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

MY COMMISSION EXPIRES: ~~March 29, 2003~~ 2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerry A. Smith (NAME)	New Owner (NAME)	MAP 98-0
4558 Southtrace Blvd. (ADDRESS)	(ADDRESS)	PARCEL 146
Old Hickory, TN 37138 (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, James E. Blunkall, Jr. and wife, Brenda L. Blunkall

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jerry A. Smith and wife, Donna 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:

LAND in the 13th Civil District (Formerly 4th District) of Davidson County, Tennessee, being Tract No. 17 of said survey and more particularly described as follows:

BEGINNING at an iron pin in the easterly margin of New Hope Rd., said point being the southwest corner of Tract No. 16 hereinabove described and conveyed to Pauline Hager Wells; thence South 89° 28' East 1,042.17 feet to an iron pin; thence South 87° 46' East 598.24 feet to an iron pin; thence North 6° 12' East 50 feet to an iron pin in the southerly margin of the Wilbur Wray Hager property, of record in Book 4250, Page 226, RODC; thence South 83° 48' East 500 feet to an iron pin in the boundary line of Madge Lee Hagar Self property, of record in Book 4250, page 226, RODC; thence South 5° 46' West 141.93 feet along the center line of a 20 foot abandoned roadway, being the westerly margin of said Self property; to an iron pin; thence North 87° 56' West 1,099.26 feet to an iron pin; thence North 88° 06' West 957.09 feet to an iron pin in the easterly margin of New Hope Rd., thence North 37° 08' West 130 feet to the point of beginning.

BEING the same property conveyed to James E. Blunkall, Jr. and wife, Brenda L. Blunkall by deed from James Henderson Hager, a married person, of record in Book 11528, Page 189, Register's Office for said County.

CONTINUED

This is unimproved (X) improved ( ) property, known as 5621 South New Hope Road, Hermitage, TN 37076
(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 our hand s this 16th day of August, 20 00

James E. Blunkall, Jr.

Brenda L. Blunkall

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 James E. Blunkall, Jr. and wife, Brenda L. Blunkall

the bargainor S, 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 16th day of August, 2002.

Commission expires ~~March 29, 2003~~ 1/26/02

Marie Bradford
Notary Public

MARIE BRADFORD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted(or proved to me on the basis of satisfactory evidence) and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 20_____ .

My commission expires _____

_____
Notary Public

LEGAL DESCRIPTION CONTINUATION

This conveyance is made subject to: Easement of record in Book 11723, Page 797, said Register's Office.