Davidson County DEEDWARR
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PICK-UP

This Instrument Prepared By:
Gail P. Pigg, Attorney
219 Second Avenue, North
First Floor Suite
Nashville, Tennessee 37201

OWNER(S) ADDRESS AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Reese L. Smith III, et al	Same	Map 93-10-A
2033 Richard Jones Road		Parcel 473 CO
Nashville, Tennessee 37215		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt of which is hereby acknowledged, I,

MARK W. SMITH,
having a 1/3 undivided interest

hereinafter called the GRANTOR, having bargained and sold, and by these presents do transfer and convey unto,

REESE L. SMITH III and STEPHEN B. SMITH,
in equal shares

their heirs and assigns, all his right, title and interest, being a one-third undivided interest, in and to the following described tract or parcel of real estate, lying and being in Davidson County, Tennessee, being more particularly described as follows, to wit:

Unit No. 473 in Howell Park, a Condominium, a Horizontal Property Regime, as shown on a plan recorded in Book 6250, page 868, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 6818, page 411, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made. The easements; restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Howell Park, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 6816, page 411, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Reese L. Smith, Jr., by deed from Haury and Smith Contractors, Inc., of record in Book 8097, page 931, Register's Office for Davidson County, Tennessee, the said Reese L. Smith, Jr. and his wife, Marcella Smith, having since died, leaving as their only heirs Reese L. Smith III, Stephen B. Smith and Mark Smith, with this conveyance now leaving the said Reese L. Smith III and Stephen B. Smith each as owners of a 1/2 undivided interest.

This conveyance is subject to 2001 taxes, and as above set forth.

This is improved property known as Unit No. 473, Howell Park, Nashville, Davidson County, Tennessee.

Deborah Smith, wife of Mark W. Smith, joins in this instrument to transfer any right, title and interest she might have to the subject property.

TO HAVE AND TO HOLD the same tract or parcel of land with appurtenances, estate, title and interest thereto belonging to said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said unit in fee simple, have good right to convey it, and the same is unencumbered, except as hereinabove set forth; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said unit to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever except as set forth above. 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 hands this 17th day of January, 2001.

MARK W. SMITH

DEBORAH SMITH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Mark W. Smith ~~and wife, Deborah Smith~~, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, the within named bargainors, and, who, upon oath, acknowledged that they executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 17th day of January, 2001.

NOTARY PUBLIC

My commission expires: 4/30/05.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $43,333.

Sworn to and subscribed before me this 17th day of January, 2001.

NOTARY PUBLIC

My commission expires: 4/30/05.