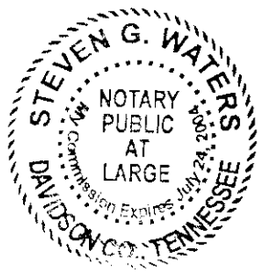
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $104,000.00

Sarah Ayer
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF MAY, 2003.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hallmark Title Company, 1000 Northchase Drive, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sarah Ayer	AmSouth Bank	096-05-041.00
(NAME)	(NAME)	
239 Cumberland Circle	2050 Parkway Office Circle	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Birmingham, AL 35244	
(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, Holly L. Smithey (formerly known as Holly L. Harris) and husband, James W. Smithey, Jr., HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sarah Ayer, an unmarried woman, 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:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to-wit:

Being the easterly 85 feet of the westerly 120 feet front and the westerly 75 feet rear of Lot No. 55 on the Map of Bluefields Subdivision, Section 2, as of record in Book 843, Page 34, Register's Office for Davidson County, Tennessee, more particularly described as follows:

Said Lot fronts 85 feet on the northerly margin of Cumberland Circle and extends back 231.5 feet on the westerly line and 248.6 feet on the easterly line to a dead line in the rear measuring 75 feet thereon.

Being the same property conveyed to Holly L. Harris, unmarried, by deed from B. David Fessenden and wife, Grace C. Fessenden of record in Book 9716, page 428, Register's Office, Davidson County, Tennessee.

Holly L. Harris having since married and is now known as Holly L. Smithey.

James W. Smithey, Jr. herein joins to convey any and all right and interest he may have; especially his marital rights.

The legal description contained herein is the same as in the previous deed of record.

unimproved ☐

This is improved ☒ property, known as 239 Cumberland Circle, Nashville, TN 37214

(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 hand this 23rd day of May, 2003.

Holly L. Smithey

James W. Smithey, Jr.

Davidson County DEEDWARR
Recvd: 06/02/03 09:03 2pgs
Fees:13.00 Taxes:384.80

20030602-0074337

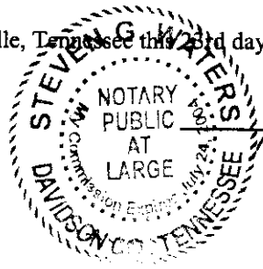
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Holly L. Smithey and husband, James W. Smithey, Jr. 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 Goodlettsville, Tennessee this 23rd day of May, 2003.

Commission expires:



Notary Public