File Box 243

PICK UP

Davidson County DEEDWARR
Recvd: 11/07/03 10:46 3pgs
Fees:18.00 Taxes:314.50
20031107-0163685

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) 42536

WARRANTY DEED

ALAN L. SATURN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires JULY 29, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$85,000.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE THIS 7th DAY OF NOVEMBER, 2003.

Notary Public

MY COMMISSION EXPIRES: 7/29/2006

THIS INSTRUMENT WAS PREPARED BY
SATURN AND MAZER TITLE SERVICES, INC., 212 THIRD AVENUE, N.,NASHVILLE, TENNESSEE 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL #
STANLEY D. ROBERTS and CHARLOTTE A. ROBERTS 6609 Ascot Drive Antioch, TN 37013	**S A M E**	**5D 22851**

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 **I, PATRICIA C. SMITH**

H.EREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **STANLEY D. ROBERTS and wife, CHARLOTTE A. ROBERTS**

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:

SEE ATTACHED LEGAL DESCRIPTION

The said Gene H. Smith, husband of Patricia C. Smith, joins in this conveyance for the purpose of conveying whatever right, title and interest he might have in said property by reason of the marital estate or otherwise.

Unimproved (x)
This is improved ( ) property, known as **Pettus Road, Antioch, Tennessee 37013**

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 7th day of November, 2003.

Patricia C. Smith — **PATRICIA C. SMITH**

Gene H. Smith — **GENE H. SMITH**

by Gene H. Smith
attorney in fact

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 GENE H. 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 the 7th day of November, 2003.

NOTARY PUBLIC

My Commission Expires: 7/29/06

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires JULY 29, 2006

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

On this the 7th day of November, 2003, before me personally appeared GENE H. SMITH, to me known to be the person who executed the foregoing instrument in behalf of PATRICIA C. SMITH, as her Attorney-in-Fact, and acknowledged that she executed the same as the free act and deed of the said PATRICIA C. SMITH, as though she had personally acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the 7th day of November, 2003.

NOTARY PUBLIC

My Commission Expires: 7/29/2006

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires JULY 29, 2006

PROPERTY DESCRIPTION

Beginning at an iron rod situated in the easterly margin of Pettus Road, said point being 450 feet more or less north of the intersection of Old Hickory Boulevard in the 31st Councilmatic District of Nashville, Davidson County, Tennessee.

Thence, with said road and around a curve having a central angle of 03deg14min58sec, a radius of 4408.02 feet, a length of 250.00 feet and a chord which bears N 05deg49min41sec W for a distance of 249.97 feet to an iron rod in the southerly line of the property conveyed to Diane Woolfolk of record in Book 11459, Page 426, R.O.D.C., Tennessee.

Thence, leaving said road, N 83deg38min22sec E, a distance of 435.54 feet to an iron rod;

Thence, S 73deg00min59sec E, a distance of 491.88 feet to an iron rod;

Thence, S 08deg57min43sec E, a distance of 105.42 feet to an iron rod;

Thence, S 61deg35min05sec W, a distance of 190.00 feet to an iron rod;

Thence, S 87deg57min35sec W, a distance of 252.72 feet to an iron rod;

Thence, N 83deg57min06sec W, a distance of 477.31 feet to the point of beginning and containing 245029.15 square feet or 5.63 acres of land more or less.

Being a portion of the same property conveyed to Patricia C. Smith of record in instrument 20020827-0103557 in the Register's Office for Davidson County, Tennessee.