This Instrument Prepared By: ANNA G. EVERTON, Attorney, PO Box 58084, Nashville, TN 37205

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Address New Owner:	***Send Tax Bills To:***	***Map/Parcel***
KATHARINE JOAN HELLEGAARD, Trustee SANDRA MARIE JONES, Trustee SMITH LIVING TRUST, DATED 02-10-04 3137 McGavock Pike Nashville, TN 37214	Same	Map 013 · 16 · 0 Parcel: 022.00

Davidson County DEEDWARR
Recvd: 03/05/04 10:35 2pgs
Fees:12.00 Taxes:0.00

20040305-0025340

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A.§67-4-409(3)(F).

Sandra Marie Jones
AFFIANT

Sworn to and subscribed before me this 10 day of February, 2004.

Notary Public
My Commission Expires: 05-23-06

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, HAROLD J. SMITH and wife, KATHARINE W. SMITH, have this date bargained and sold, and do hereby transfer and convey unto KATHARINE JOAN HELLEGAARD and SANDRA MARIE JONES, Trustees, or their successors in trust, under the revocable SMITH LIVING TRUST, dated _____, and any amendments thereto, certain real estate in Davidson County, Tennessee, more particularly described as follows:

> Being Lot No. 77 on the Plan of Sunset View Subdivision, Section 1, of record in Book 2331, page 101, Register's office for Davidson County, Tennessee, described as follows:
>
> Said Lot No. 77 fronts 88 feet on the northerly side of Cabin Hill Road and runs back 188.3 feet on the easterly side; 181.1 feet on the westerly side to a dead line in the rear on which it measures 75.1 feet.
>
> Being the same property conveyed to Harold J. Smith and Katharine W. Smith by deed from Riverwood Homes, Inc., of record in Book 2103, Page 309, Register's Office of Davidson County, Tennessee.
>
> This is improved property known as 2418 Cabin Hill Road, Nashville, Tennessee 37214

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their successors, heirs and assigns forever, we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns against the lawful claims of all persons.

Whenever 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 10 day of February, 2004.

Harold J. Smith
HAROLD J. SMITH,
By Katharine Joan Hellegaard, POA

Katharine W. Smith
KATHARINE W. SMITH,
By Katharine Joan Hellegaard, POA

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 KATHARINE JOAN HELLEGAARD, Attorney-in-fact under Power of Attorney of HAROLD J. SMITH, with whom I am personally acquainted, who acknowledged that they executed the within instrument as Attorney-in-fact for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 10 day of February, 2004.

NOTARY PUBLIC
My Commission Expires: 05/23/06

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 KATHARINE JOAN HELLEGAARD, Attorney-in-fact under Power of Attorney of KATHARINE W. SMITH, with whom I am personally acquainted, who acknowledged that they executed the within instrument as Attorney-in-fact for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 10 day of February, 2004.

NOTARY PUBLIC
My Commission Expires: 05-23-06