Davidson County DEEDWARR
Recvd: 01/15/08 08:48 3 pgs
Fees:17.00 Taxes:0.00
20080115-0004350

THIS DOCUMENT PREPARED BY **JEFFREY MOBLEY** Howard Mobley & Havens, PLLC 200 31st Avenue, North, Suite 100 Nashville, Tennessee 37203 (615) 627-4444	**This transfer is exempt from real estate transfer tax pursuant to T.C.A. §67-4-409(a)(3)(F).**

Address of new owners:

Carol Carney Smith & Roy W. Smith, Trustees
6020 Hillsboro Pike
Nashville, Tennessee 37215

Send Tax Bills to:

SAME

Map-Parcel Numbers

Map 144-011-004
Parcel

WARRANTY DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Carol Carney Smith, hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Carol Carney Smith and Roy W. Smith, Trustees of The Carol Carney Smith Living Trust, established by the Revocable Trust Agreement of Carol Carney Smith, dated January 7, 2008**, as amended from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantees, and the Grantees' successors, heirs and assigns, all of the Grantor's right, title and interest in and to real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference.

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A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is subject to the following:

1. Current year's State and County taxes, which have been assumed by the Grantees.

2. Any matters of record.

TO HAVE AND TO HOLD the said real property herein conveyed, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees, the Grantees' successors, heirs and assigns, forever; and the Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said real property, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and the Grantor does further covenant and bind the Grantor, the Grantor's heirs, assigns and representatives, to warrant and forever defend the title to the said real property to the said Grantees, the Grantees' successors, heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 7th day of January, 2008.

Carol Carney Smith

Carol Carney Smith

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Carol Carney Smith, **with whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained.**

WITNESS my hand, at office, this 7th day of January, 2008.

My Commission Expires: _____

JEFFREY MOBLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires MAY 2, 2011

Jeffrey Mobley

Notary Public

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 6 on the plan of Hillsboro Park, Section I, of record in Book 2331, page 30 and 31, Register's Office for said County.

SAID Lot No. 6 fronts 210 feet on the southeasterly margin of Hillsboro Pike and extends back between parallel lines 490 feet to a dead line.

BEING the same property conveyed to Roy W. Smith and spouse, Carol C. Smith by deed from L. G. Freeland, by Dorothy Freeland, Atty-in-fact, of record in Book 9609, page 243, Register's Office for Davidson County, Tennessee.

Alsos being the same property conveyed to Carol Carney Smith by deed from Roy W. Smith of record as Instrument No. 20080109-0002477, Register's Office for Davidson County, Tennessee.

This is improved property known as 6020 Hillsboro Pike, Nashville, Tennessee 37215.