WARRANTY DEED

RETURN TO
GREATER NASHVILLE
TITLE & CLOSING CO.
200 MADISON STREET
MADISON, TN 37115

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $27,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th day of April, 2012.

Notary Public
MY COMMISSION EXPIRES: March 03, 2014
(AFFIX SEAL)

DEANIE L. GREGORY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

DEANIE L. GREGORY
ATTORNEY-AT-LAW
GREATER NASHVILLE TITLE
AND CLOSING COMPANY
200 MADISON STREET
MADISON, TENNESSEE 37115

BILL GARRETT, Davidson County
Trans:T20120030836 DEEDWARR
Recvd: 04/27/12 10:50 2 pgs
Fees:13.00 Taxes:99.90
20120427-0036098

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JERRY N. SMITH AND WIFE, MARY LOUISE SMITH AND BOBBY J. SMITH	Jerry N. Smith	05201005100
(NAME)	(NAME)	
245 Hillcrest Drive	245 Hillcrest Drive	
(ADDRESS)	(ADDRESS)	
Madison, TN 37115	Madison, TN 37115	
(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, I, William Dan Lain as General Partner of the First Jordan FLP as Trustee of the 337 Harrington Avenue Trust, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JERRY N. SMITH AND WIFE, MARY LOUISE SMITH AS TO A ONE-HALF UNDIVIDED INTEREST AND BOBBY J. SMITH AS TO A ONE--HALF UNDIVIDED INTEREST, 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 located in Davidson County, State of Tennessee, described as follows to-wit:

Land in Davidson County, TN being Lot No. 19 of Block "B" on the Plan of Crittenden Estates, as of record in Book 974, Page 69, Register's Office for Davidson County, Tennessee. Said Lot No. 19 fronts 50 feet on the Northerly side of Harrington Street and runs back between parallel lines 165 feet to a dead line.

Being the same property conveyed to First Jordan, FLP, as Trustee for the 337 Harrington Avenue Trust by Warranty Deed from Sue Groom which deed is dated April 4, 2012 and recorded April 13, 2012 as Instrument No. 20120413-0031748 in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO PROPERTY TAXES FOR 2012 AND SUBSEQUENT YEARS; FURTHER SUBJECT TO THOSE MATTERS SET FORTH ON THE PLAN OF CRITTENDEN ESTATES, BLOCK "B" OF RECORD IN BOOK 974, PAGE 69, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND FURTHER SUBJECT TO ALL RESTRICTIVE COVENANTS AND EASEMENTS OF RECORD.

unimproved ☐

This is improved ☑ property, known as 337 Harrington Avenue, Madison, TN 37115

(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 26th day of April, 2012.

William Dan Lain as General Partner
of First Jordan, FLP as Trustee of the
337 Harrington Avenue Trust

STATE OF TENNESSEE

COUNTY OF ~~DAVIDSON~~ Robertson

Before me, the undersigned Notary Public of the State and County aforesaid, personally appeared **William Dan Lain,** with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the General Partner of **First Jordan Family LP, a Limited Partnership,** and that he as such General Partner, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Limited Partnership by himself as General Partner.

Witness my hand and official seal at office at Joelton, Tennessee, this the 26th day of April, 2012.

My commission expires:

10/2/2013

Notary Public

AMANDA DEAN
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY