This instrument was prepared by John G. Doak, Attorney
Firm of WARFIELD & ENTREKIN, Attorneys, American Trust Bldg., Nashville, Tenn.

WARRANTY DEED

BOOK 3934 PAGE 36

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cecil A. Baker, et ux (NAME)	First and Mid-South Mtg. Co. (NAME)	MAP 103-03
4903 Wyoming Avenue (STREET ADDRESS OR ROUTE NUMBER)	410 Union Street (STREET ADDRESS)	PAR 189
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) 4 (STATE)	25W-3265 MS

For and in Consideration of the sum of TEN and NO/100---------- ($10.00) ----------*DOLLARS*

cash in hand paid by CECIL A. BAKER and wife, EVONN H. BAKER, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

J. R. CRISP and wife, JULIA CRISP,
have bargained and sold, and by these presents do transfer and convey unto the said CECIL A. BAKER and wife, EVONN H. BAKER, their
heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

TRACT NO. 1: Being part of the E. A. Elam 5-acre tract of land in Davidson County, Tennessee, described as follows:
Beginning on the southerly margin of Wyoming Avenue, formerly 6th Street, 200 feet east of the easterly margin of 50th Avenue North, as extended; thenc with the southerly margin of Wyoming Avenue easterly 50 feet; thence southerly and parallel with 50th Avenue North 150 feet; thence westerly 50 feet; thence northerly 150 feet to the beginning.
Being the same real property conveyed to J. R. Crisp and wife, Julia Crisp, by deed from Elizabeth B. Thompson, of record in Book 1055, page 256, Register's Office for said County.

TRACT NO. 2: A lot of land in West Nashville, being part of the E. A. Elam 5-acre tract and described as follows:
Beginning at a point 150 feet south of the southerly margin of Wyoming Avenue, formerly 6th Street, and 200 feet east of the easterly margin of 50th Avenue North, extended, said point being the southwest corner of a lot previously conveyed to J. R. Crisp and wife, and running thence southwardly 102 feet to the line of the Sylvan Park School property; thence eastwardly with said property line 120 feet; thence, at right angles, northwardly 102 feet to the southeast corner of lot sold to M. A. Bernard; thence westwardly with Bernard & Crisp lines 120 feet to the beginning.
Being the same real property conveyed to J. R. Crisp and wife, Julia Crisp, by deed from Elizabeth B. Thompson, of record in Book 1533, page 187, Register's Office for said County.

Conveyance of these two tracts is subject to an easement for sanitary sewer granted City of Nashville by J. R. Crisp and wife, set out in an instrument of record in Book 1712, page 303, Register's Office for Davidson County, Tennessee.

unimproved ( ) This is improved ( ) property, known as 4903 Wyoming Avenue (House Number) (Street) Nashville P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Cecil A. Baker and wife, Evonn H. Baker, their *heirs and assigns, forever.*

And we *do covenant with the said* Cecil A. Baker and wife, Evonn H. Baker *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,* except for current taxes and as set out above.

And we, J. R. Crisp and wife, Julia Crisp, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Cecil A. Baker and wife, Evonn H. Baker, their *heirs and assigns against the lawful claims of all persons whomsoever. Witness* our *hand* s *this* 31 *day of* August, *19* 65, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

J. R. Crisp
J. R. CRISP

Julia Crisp
JULIA CRISP

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Richard D. Sweeney, a Notary Public in and for said County and State, the within named J. R. Crisp and wife, Julia Crisp,

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 31 day of August, 1965.

Richard D. Sweeney, Notary Public.

Commission Expires July 22, 1967

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named .....

the bargainor....., with whom I am personally acquainted, and who acknowledged that ..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ....., this ..... day of ....., 19.....

....., Notary Public.

Commission Expires .....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be ..... of the ....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as .....

Witness my hand and seal, at office in ....., this .....day of ....., 19.....

.....
Notary Public

Commission Expires .....

13,500

15th Mile - South

WARRANTY DEED

FROM

J. R. CRISP and wife,

JULIA CRISP

TO

CECIL A. BAKER and wife,

EVONN H. BAKER

STATE TAX $ 20.25
PROBATE .50
TOTAL $ 20.75

SEP 13 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID SEP 13 1965

CT

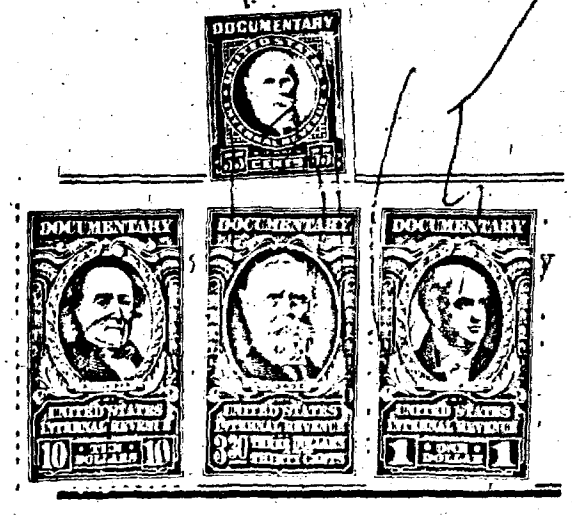
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

SEP 13 11 02 AM '65

RECORDING FEE

DEP. REG.

9715



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