Mr. & Mrs. Robert P. Baird
5021 Ashley Drive
Nashville, Tennessee

BOOK 4110 PAGE 486

Warranty Deed

Map 161-2
Par. 80

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. _____
SEND TAX NOTICES TO: Murphree Mortgage Company
ADDRESS: 226 Third Avenue, North Nashville, Tennessee

For and in consideration of ..-.-.- TEN AND NO/100 -.-.-. ($10.00) .-.-.-. cash in hand paid by ROBERT P. BAIRD AND WIFE, MARGARET E. BAIRD, hereinafter referred to as the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, JONES LUMBER COMPANY, INCORPORATED, hereinafter referred to as the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of TENNESSEE, described as follows, to wit:

Being Lot No. 45 on the Plan of McMurray Hills, as of record in Book 3700, page 5, Register's Office for said County.

Said Lot No. 45 fronts 80 feet on the westerly side of Ashley Drive, and runs back 149.3 feet on the northerly line and 150 feet on the southerly line to a dead line in the rear on which it measures 69 feet.

Being part of the property conveyed to Jones Lumber Company, Incorporated, by deed from Andrew Ewing, Trustee, as of record in Book 4023, page 175, said Register's Office.

This conveyance is made subject to restrictions recorded in Book 3882, page 846; and to the easements and limitations shown on the Map of record in Book 3700, page 5, Register's Office for said County.

PREPARED BY
C. H. BRILEY, JR., ATTORNEY
320 UNION STREET
NASHVILLE, TENNESSEE 37219

THIS TRACT IS _____ IMPROVED AND SHOWN ON TAX RECORDS AS:				
No.	Street	City	Zone	State
	5021 Ashley Drive	Nashville		Tennessee

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 the GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered except for the 1967 taxes which have been prorated and assumed by the GRANTEES and unless otherwise herein set out.

And the GRANTOR does covenant and bind itself, its successors and assigns, to warrant and forever defend the title 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.

IN WITNESS WHEREOF the GRANTOR has hereby caused this instrument to be executed by its duly authorized officer this 10th day of March, 1967.

JONES LUMBER COMPANY, INCORPORATED

BY Ralph L. Jones
President TITLE

STATE OF TENNESSEE
COUNTY OF SUMNER

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

Witness my hand and seal, at Hendersonville, Tenn., this the 10th day of March, 1967.

HARLAN MARTIN NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

My commission expires January 13, 1969

Harlan Martin
Notary Public

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($14,675.00)

Warranty Deed

From

JONES LUMBER COMPANY, INCORPORATED

To

ROBERT P. BAIRD, ET UX

(Murphree Mortgage Co.)

63717

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN.

MAR 13 5 40 AM '67

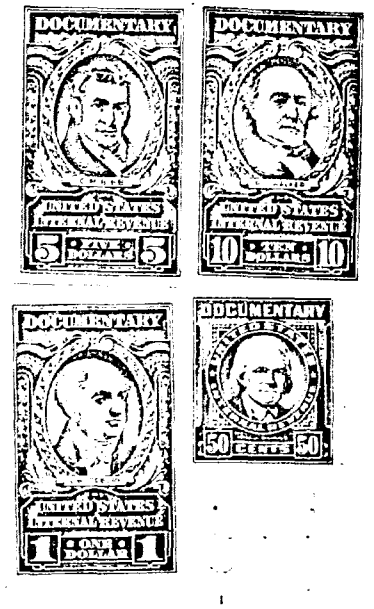
NOTES PAGE 116
RECORDING FEE $ 2.00
DEP. REG. ____

Compliments of

MURPHREE MORTGAGE COMPANY

226 Third Avenue North
254-7601
NASHVILLE, TENNESSEE

Branch Offices - Huntsville, Alabama
Chattanooga, Tenn.



STATE TAX $ 2.20
PROBATE .50
TOTAL $ 2.70

MAR 13 1967

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID MAR 13 1967

RETURN TO HARLAN MARTIN
BOX 1 HENDERSONVILLE, TENN.