BOOK 4425 PAGE 75

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 24,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 22nd DAY OF May, 1970

Notary Public

MY COMMISSION EXPIRES: 8-15-72

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
J. J. Foley, Jr., Attorney, 105 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles A. Baker, et ux (NAME)	NATIONAL MORTGAGE COMPANY (NAME)	Map 33-14
606 Trebor Drive (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	Par. 12
Goodlettsville, Tennessee (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (CITY) (STATE) (ZIP)	

FOR AND IN 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, WE, Patricia E. Fudge, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles A. Baker and wife, Dorothy Baker

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:

Land in Davidson County, Tennessee, being Lot No. 41 on the Plan of Pleasant Hill, as of record in Book 2900, page 69, Register's Office for said County.

SAID Lot No. 41 fronts 146.0 feet on the westerly side of Trebor Drive and extends back 316.5 feet on the north line and 200 feet on the south line to a dead line in the rear measuring 206.3 feet thereon.

BEING the same property conveyed to Robert V. Fudge and wife, Patricia E. Fudge, by deed from H. L. Smith and wife, Dorothy Smith, of record in Book 3286, page 573, Register's Office for Davidson County, Tennessee. The said Robert V. Fudge, having since died.

This is unimproved ( ) improved (X) property, known as 606 (House Number) Trebor Drive (Street) Goodlettsville, Tennessee (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 22nd day of May, 1970

X Patricia E. Fudge

STATE OF TENNESSEE
Davidson County

BOOK 4425 PAGE 76

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Patricia E. Fudge, a widow

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 22nd day of May 1970.

Commission expires 8-15-72

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM PATRICIA E. FUDGE, A WIDOW

TO CHARLES A. BAKER AND WIFE, DOROTHY BAKER

A 8 0 9 4 7

IDENTIF. REFERENCE

JUN 17 2 21 PH '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUN 17 70	CONV	24,500.00			
JUN 17 70	S'TAX		A*	63.70	
JUN 17 70	PR'FEE		A*	.50	
JUN 17 70	W'DEED		A*	3.00	* 67.20

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

Paid by Baker Law
606 Tulsa Rd
Goodlettsville, Tenn.