R334473 BT 560

This instrument Prepared by: W. G. MILLER, ATTORNEY, 2525 LEBANON ROAD, NASHVILLE, TENNESSEE 37214

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Robert E. Baker, Trustee

TO

Marie Baker Tanner

For draftsman's use

Mail to John G Dunk
attorney
2525 Lebanon Road
Nashville Tenn
37214

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marie Baker Tanner (NAME)	Fidelity Federal Savings & Loan (NAME) Association	Map. 95-4
(STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par. 48
(CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

B01880

IDENTIF. REFERENCE

JAN 14 10 08 AM '71

FEE $ ____ REGISTER
DAVIDSON COUNTY, TENN.

RECORDER'S NOTE
Legibility of writing, Typing or Printing unsatisfactory

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ Less than $100.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ____ DAY OF ____, 19__.

Notary Public

MY COMMISSION EXPIRES: ____

(AFFIX SEAL)

For and in Consideration of the sum of TEN and NO/100---------- DOLLARS

And other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption of and promise to pay an indebtedness evidenced by an instrument of record in Book 3655, page 405, and an indebtedness evidenced by an instrument of record in Book 3945, page 218, Register's Office for Davidson County, Tennessee.

I, Robert E. Baker, Trustee with full power to sell, mortgage, convey or encumber the joinder of any beneficiary, his successors

have bargained and sold, and by these presents do transfer and convey unto the said

Marie Baker Tanner

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being part of Lot No. 4 on the Map of J.W. Vaughn and Ellis Brothers Subdivision of the Arch Harper Homeplace, as of record in Book 332, page 172 and 173, Register's Office for said County, as described according to a survey by Cummings Surveying Company dated September 30, 1968 as follows:

Beginning at a point at the southerly margin of Lebanon Pike 641.2 feet east of the southeast corner of the intersection of said Lebanon Pike and McCavock Pike, said point being the northwest corner of the property conveyed to E. E. Anderson of record in Book 1160, page 150, said Register's Office; thence north 78° 45' east 96.0 feet along and with the southerly margin of Lebanon Pike to a point, the common corner of lots No. 4 and 5 of said Subdivision; thence south 10° 15' east 476.0 feet to a point, the southeast corner of the property conveyed to Robert E. Baker, Trustee as of record in Book 4080, page 94; thence north 85° 30' west 148.9 feet along and with the rear line of Eva-Mor Subdivision; thence north 11° 00' west 199.4 feet to a point, said point being the northwest corner of Tract No. 1 as conveyed to Robert E. Baker, Trustee as of record in Deed Book 4080, page 93; thence north 79° 10' east 50 feet to a point, said point being the southwest corner of property conveyed to Robert E. Baker, Trustee by deed of record in Book 3945, page 210, said Register's Office; thence north 11° 00' west 235.3 feet to a point in the southerly margin of Lebanon Pike, the point of beginning, and containing 1.2 acres more or less.

Being the same property conveyed to Robert E. Baker, Trustee by deed from Donelson Development Company, Inc. as of record in Book 3945, page 210, said Register's Office and by deed from Donelson Development Company, Inc. as of record in Book 4080, page 93, et seq. in said Register's Office.

BOOK 4473 PAGE 561

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This is { unimproved ( ) / improved (X) } property, known as 2525 Lebanon Road (House Number) (Street) Nashville P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Marie Baker Tanner heirs and assigns, forever.

And I do covenant with the said Marie Baker Tanner that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered., except as herein stated.

And I, Robert E. Baker, Trustee do further covenant and bind myself, successors heirs and representatives, to warrant and forever defend the title to the said land to the said Marie Baker Tanner heirs and assigns against the lawful claims of all persons whomsoever.

Witness hand this 10th day of October, 19 69

Robert E. Baker Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named Robert E. Baker, Trustee with full power to sell, transfer, convey, mortgage or encumber without the joinder of any beneficiary the bargainor S., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee, this 11th day of October, 19 69.

[illegible] Notary Public.

Commission expires Jan 21 1973

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 himself 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 singing the name of the corporation by self as .

JAN 14 7- CONV 68,000.00
JAN 14 7- STAX A* 176.80
JAN 14 7- PRFEE A* .50
JAN 14 7- W'DEED A* 3.00 * 180.30

Witness my hand and seal, at office in ,

this day of , 19 .

, Notary Public.

Commission expires .