BOOK 1653 PAGE 398

FORM NO. WD-5

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $16,093.73

Albert R. Howell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF November 19 72

Notary Public

MY COMMISSION EXPIRES: MAY 8, 1973

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Miller Kimbrough, 404 James Robertson Parkway, Nashville, Tenn 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Albert R. Howell	Kimbrough-Kavanaugh & Assoc.	2D 05110
304 Ezell Road (NAME)	404 James Robertson Parkway (NAME)	
Nashville, Tenn (STREET ADDRESS OR ROUTE NUMBER)	Nashville, Tenn 37219 (STREET ADDRESS)	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ----------$10.00----------

- - - - - - - - - - - - TEN AND NO/100 - - - - - - - - - - - - DOLLARS

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, subject to indebtedness as evidenced by an instrument of record in Book 3824, page 17, Register's Office for Davidson County, Tennessee.

We, William Henry Baker and wife Virginia D. Baker,

have bargained and sold, and by these presents do transfer and convey unto the said Albert R. Howell,

his 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 3 on the Plan of Colony Heights, of record in Book 2330, page 149, Register's Office for Davidson County, Tennessee.

Said Lot No 3 fronts 69.4 feet on the easterly margin of Ezell Road and runs back between lines measuring 184.5 feet on the north side and 182.8 feet on the southerly side to a dead line in the rear on which it measures 71.8 feet.

Being the same property conveyed to William Henry Baker and wife, Virginia D. Baker by deed from William Taylor and wife, Juanita Taylor of record in Book 3824, page 15, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 304 Ezell Road, Nashville, Tennessee.
(House Number) (Street) 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 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 our hands this 6th day of November, 19 72

William Henry Baker
William Henry Baker

Virginia D. Baker
Virginia D. Baker

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William Henry Baker and wife Virginia D. Baker

the bargainor S, 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 6th day of November 19 72.

Commission expires MAY 8, 1973

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 William Henry Baker, et ux

TO Albert R. Howell

2KK & A Box # 4

B 83168

IDENTIF. REFERENCE

Nov 8 12 20 PH '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

NOV-8 72	CONV	16,093.73			
NOV-8 72	S TAX		A*	41.86	
NOV-8 72	PR FEE		A*	.50	
NOV-8 72	W DEED		A*	4.00	* 46.36