This Form furnished by Attorneys Title Company, Inc.

BOOK 4844 PAGE 57

Form No. WD-2

FROM

Donald W. Belcher Et Ux

TO

Michael Baldwin Et Ux

For draftsman's use

This instrument prepared by
CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers, PLC
Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael Baldwin (NAME)	First and Mid-South Mortgage Co (NAME)	134-13
4805 Sunlight Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2568 (STREET ADDRESS)	134
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

IDENTIFICATION REFERENCE

AUG 16 8 58 AM '74

FELIX Z. ... REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 26,859.21 _____ Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF August 1974

_____ Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY

C67365

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

----------($10.00)---------- DOLLARS

cash in hand paid by MICHAEL BALDWIN and wife, PHYLLIS ANN BALDWIN, and other good and valuable considerations, receipt of which is hereby acknowledged, and the agreement by the said Michael Baldwin and wife, Phyllis Ann Baldwin to pay the unpaid balance of a loan in the original principal amount of $22,500.00, secured by deed of trust of record in Book 4752, page 301, Register's Office for Davidson County, Tennessee, in conformity with the terms and conditions stated therein.

DONALD W. BELCHER and wife, MARY R. BELCHER

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

MICHAEL BALDWIN and wife, PHYLLIS ANN BALDWIN

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. 219 on the Plan of Kenilworth Estates, Section 4, as of record in Book 3300, pages 34, 35 and 36, Register's Office for said County.

SAID Lot No. 219 fronts 120.8 feet on the northwesterly side of Sunlight Drive and extends back 103.7 feet on the southwesterly line and 85.8 feet on the northeasterly line to a dead line, measuring 46.8 feet thereon.

BEING the same property conveyed to Donald W. Belcher and wife, Mary R. Belcher by deed from Robert L. Stacey, Jr. and wife, Betty Sue Stacey of record in Book 4752, page 299, Register's Office for Davidson County, Tennessee.

This conveyance is subject to easements, restrictions, setback lines of record, and taxes for 1974 applicable to said property.

BOOK 1844 PAGE 58

WD-2

This is {unimproved / improved (X)} property, known as 4805 Sunlight Drive (House Number) (Street), P. O. Address: Nashville (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 MICHAEL BALDWIN and wife, PHYLLIS ANN BALDWIN their heirs and assigns, forever.

And we do covenant with the said MICHAEL BALDWIN and wife, PHYLLIS ANN BALDWIN 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 as of record.

And we, Donald W. Belcher and wife, Mary R. Belcher do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said MICHAEL BALDWIN and wife, PHYLLIS ANN BALDWIN, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 14th day of August, 19 74

Donald W. Belcher
DONALD W. BELCHER

Mary R. Belcher
MARY R. BELCHER

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named DONALD W. BELCHER and wife, MARY R. BELCHER

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 14th day of August, 19 74

CLYDE P. HOLLAND NOTARY PUBLIC DAVIDSON CO.

, Notary Public.

Commission expires 1-31-78

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 signing the name of the corporation by self as .

AUG 16 CONV 76,859.21
AUG 16 PR'FEE A* 69.94
AUG 16 W'DEED A* .50
A* 4.00 * 74.44

Witness my hand and seal, at office in ,

this day of , 19 .

, Notary Public.

Commission expires .

This instrument prepared from information provided by the seller.