BOOK 4899 PAGE 151 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,300.

X Jack L. Evans
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF March, 1975.

Notary Public

MY COMMISSION EXPIRES: 1-24-77
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John G. Doak, Attorney 2525 Lebanon Rd. Nashville, Tennessee 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jack L. Evans Et UX (NAME)	Mortgage Associates, Inc. (NAME)	95-2
224 Graeme Drive (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Dr., N.E., #300 (STREET ADDRESS)	32
Nashville, Tenn. 37214 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30341 (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, Robert E. Baker and wife, Anne S. Baker

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jack L. Evans and wife, Martha R. Evans

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. 126 on the Map of Donelson Hills Subdivision, of record in Book 2331, pages 22 and 23, Register's Office for Davidson County, Tennessee.

SAID Lot No. 126 fronts 75 feet on the southwesterly side of Graeme Drive and runs back between parallel lines 200 feet to a dead line.

BEING the same property conveyed to Robert E. Baker and wife, Anne S. Baker, by deed from Edgar Lee Harris and wife, Christine S. Harris, as of record in Book 4793, page 40, Register's Office for said County.

SAID conveyance is subject to restrictions and easements of record.

unimproved ( )
This is improved (X) property, known as 224 Graeme Drive, Nashville, Tennessee 37214
(House Number) (Street) (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 our hands this 31st day of March, 1975

ROBERT E. BAKER Robert E. Baker

ANNE S. BAKER Anne S. Baker

BOOK 4899 PAGE 152

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert E. BAker and wife, Anne S. 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 _____, Tennessee, this 8Th day of March 19 75

Commission expires 11August, 1975

Helen L. Sanders
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

FILE DEED

WARRANTY DEED

FROM

ROBERT E. BAKER ET UX

TO

ANNE S. BAKER

TO

JACK L. EVANS ET UX

MARTHA R. EVANS

C 92025

IDENTIF. REFERENCE

MAR 26 2 56 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

R26 75	CONV	25,300.00			
R26 75	S'TAX		A*	65.78	
R26 75	PR'FEE		A*	.50	
R26 75	W'DEED		A*	4.00	* 70.28

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.