FORM NO. WD-1

BOOK 4919 PAGE 706

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $15,590.62

Pauline Lewis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF June, 1975.

Notary Public

MY COMMISSION EXPIRES: 11-8-75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS 507 Stahlman Building Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Pauline Lewis (NAME)	Mortgage Associates, Inc. (NAME)	11W-85010
3415 Lockland Av APT 208 (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Drive, Suite 300 (STREET ADDRESS)	Map 104-1
Nashville Tennessee 37204 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30341 (CITY) (STATE) (ZIP)	Parcel 17

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, DONALD WAYNE BAKER and wife, PAMELA D. BAKER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PAULINE LEWIS

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. 38 on the plan of the Second Revised Plan of Valley View, Section 1, as of record in Book 2331, page 113, Reigster's Office for Davidson County, Tennessee.

SAID Lot No. 38 fronts 57 feet on the southerly side of Lookout Drive and runs back 108.41 feet on the easterly line and 106.98 feet on the westerly line to a dead line in the rear, measuring 57 feet thereon.

BEING the same property conveyed to Donald Wayne Baker and wife, Pamela D. Baker by deed from Mary B. Russell as of record in Book 4862, page 584, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 2446, page 146, Register's Office for Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

It is understood and agreed that part of the consideration of the transfer of this property is the agreemrnt of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to Mortgage Associates, Inc. a Georgia Corporation, of record in Book 4677, page 194, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is unimproved ( ) improved (X) property, known as 3807 Lookout Drive, Nashville, Tennessee
(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 hand s this 4th day of June, 1975

Donald Wayne Baker — Pamela D. Baker

DONALD WAYNE BAKER — PAMELA 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 Donald Wayne Baker and wife, Pamela D. Baker

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 4th day of June 1975

Commission expires 11-8-78

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, THE UNDERSIGNED, a Notary Public within and for the State and County aforesaid, personally appeared and DONALD WAYNE BAKER AND WIFE, PAMELA D. BAKER 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 Nashville on this the 4th day of June, 1975.

My commission expires 5/11/79

E. M. McCann
Notary Public

WARRANTY DEED

FROM
DONALD WAYNE BAKER, and wife

TO
PAMELA D. BAKER

TO
PAULINE LEWIS

D01591

IDENTIF. REFERENCE

JUN 6 1 13 PM '75

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUN-6 75	CONV	15,590.62				
JUN-6 75 S'TAX			A*	40.56		
JUN-6 75 PR'FEE			A*	.50		
JUN-6 75	W'DEED		A*	4.00	*	45.06