FORM NO. WD-1

PREPARED BY AND RETURN TO:

Joel Riggs and Company
2319 Crestmoor Road
Nashville, Tennessee 37125

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $45,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF June 1975.

Notary Public

MY COMMISSION EXPIRES: My Commission Expires October 29, 1975

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOEL RIGGS AND COMPANY
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wade R. Baggette (NAME)	same (NAME)	118-9
1010 Graybar Lane (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	104
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	16DA 04280

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~~, I, Flora Hutcheson Jones, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Wade R. Baggette and wife, Nancy W. Baggette

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:

Being Lot No. 16 on the map of Section 1, Oriental Golf Club Subdivision, as of record in Book 1424, page 10, Register's Office for said County.

Said Lot No. 16 fronts 75 feet on the northerly side of Graybar Lane and extends back 177.1 feet on the westerly line and 183.5 feet on the easterly line to a dead line, measuring 75 feet thereon.

Being the same property conveyed to Philip S. Jones and wife, Flora Hutcheson Jones by deed from Jesse Daniel and wife, Maudine C. Daniel of record in Book 2652, page 407, Register's Office for Davidson County, Tennessee. The said Philip S. Jones having since died.

This is ~~unimproved~~ improved (X) property, known as 1010 Graybar Lane (House Number) (Street) Nashville, Tennessee (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 my hand this 19th day of June, 1975

BY: Flora Hutcheson Jones
Flora Hutcheson Jones

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Flora Hutcheson Jones

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 19th day of June 1975

Commission expires My Commission Expires October 29, 1975

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 (their several oaths) (his oath) (themselves) (himself) acknowledged 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
Flora Hutcheson Jones

TO
Wade R. Baggette and wife,
Nancy W. Baggette

Prepared by and Return to:
Joel Riggs and Company
2319 Crestmoor Road
Nashville, Tennessee 37215

D 0 4 1 3 2

IDENTIF. REFERENCE

JUN 24 10 21 AM '75
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUN 24 75 CONV 45,500.00
JUN 24 75 S'TAX A* 118.30
JUN 24 75 PB'FEE A* .50
JUN 24 75 W'DEED A* 4.00 * 122.80