FORM NO. WD-1

BOOK 4961 PAGE 869

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 22,200.

Thomas R McEachron
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF October, 19 75

Richard W. Gilbert
Notary Public

MY COMMISSION EXPIRES: 8-18-79
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Action Realty 1606 Murfreesboro Road, Nashville, Tennessee 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas Raymond McEachron	Dobson & Johnson, Inc	
(NAME)	(NAME)	
261 East Timmons Avenue	311 Plus Park Blvd.	119-1
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37211	Nashville, Tennessee 37217	77
(CITY) (STATE) (P. O. ZIP)	(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, R. E. Baskin and wife Dianne Baskin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas Raymond McEachron and wife Ginger Gail McEachron

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. 31, Block " A " on the Map of Woodbine Courts, Part 1, of record in Book 1130, page 29, Register's Office for said County.

Said Lot No. 31 fronts 75 feet on the southerly side of East Timmons Avenue and runs back between lines 221.1 feet on the easterly line and 221.6 feet on the westerly line to a dead line in the rear on which it measures 75 feet.

Being the same property conveyed to R. E. Baskin and wife Dianne Baskin, by deed from John H. Norris and wife Rosemary D. Norris, of record in book 4725, page 517, Register's Office for said County.

This is { unimproved ( ) / improved (X) } property, known as 261 E. Timmons Ave. Nashville, Tennessee 37211
(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 this 15th day of October, 19 75

R. E. Baskin

Dianne Baskin

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, JERRY BUTLER, a Notary Public in and for said County and State, the within named R. E. Baskin and wife Dianne Baskin

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 15th day of October 19 75

Commission expires 5-15-77

Jerry Butler
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
R. E. Baskin, et ux

TO
Thomas Raymond McPherson, et ux

D 20166

IDENTIF. REFERENCE

OCT 16 1 28 PM '75

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OCT 16 75	CONV	22,200.00		
OCT 16 75	S'TAX		A* 57.72	
OCT 16 75	PR'FEE		A* .50	
OCT 16 75	W'DEED		A* 4.00	* 62.22