Form No. WD-1

BOOK 5001 PAGE 434

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

29,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF FEBRUARY 19 76

Notary Public

MY COMMISSION EXPIRES: 1-10-

(AFFIX SEAL)

NOTARY PUBLIC

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY, 3250 DICKERSON ROAD, NASHVILLE, TENNESSEE
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry V. Mullins (NAME)	Baker Mortgage Corporation (NAME)	5U 09903
445 Benita Drive (STREET ADDRESS OR ROUTE NUMBER)	2840 Northeast Expressway, #200 (STREET ADDRESS)	MAP 133-12
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Atlanta, Ga. 30345 (CITY) (STATE) (ZIP)	PARCEL 29

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, Richard R. Clark et ux Sharon A. Clark

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry V. Mullins et ux Linda M. Mullins

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. 26 on the Plan of Windsor Park of record in Book 3600, Page 64, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Richard R. Clark et ux Sharon A. Clark, by deed of record in Book 4498, Page 883, Register's Office, Davidson County, Tennessee.

THIS conveyance is made subject to restrictions of record in Book 3792, Page 445, and Book 3816, Page 784, Said Register's Office.

THIS conveyance is subject to any and all existing easements of record.

3-2-76 C.O. 29,000.00
S.T. 75.40
P.F. .50
W.D. 4.00 78.90

This is ( ) unimproved (X) improved property, known as 445 Benita Drive (House Number) (Street) Nashville, TN 37211 (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 27TH day of FEBRUARY, 1976

Richard R. Clark Richard R. Clark

Sharon A. Clark Sharon A. Clark

BOOK 5001 PAGE 435

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard R. Clark et ux Sharon A. Clark

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 27TH day of FEBRUARY 19 76

Commission expires 9-14-78

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) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) 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 BOX 3

WARRANTY DEED

FROM Richard R. Clark

TO Larry V. Mullins

D 38256

IDENTIFICATION REFERENCE

MAR 2 9 22 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Edward Sedgwick
Attorney-at-Law
3250 DICKERSON ROAD
NASHVILLE, TENNESSEE 37207

BOOK 5001 PAGE 436