BOOK 5082 PAGE 514

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 33,950.00 Larry D. Parham
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF OCTOBER, 19 76.

John W. Adams
Notary Public

MY COMMISSION EXPIRES: 3-8-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS & WEEMS, ATTYS.

WILKINS, ADAMS & WEEMS, ATTORNEYS, 401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry D. Parham (NAME)	Baker Mortgage Corporation (NAME)	162-2
4042 Keeley Drive (STREET ADDRESS OR ROUTE NUMBER)	2840 Northeast Expressway, N.E. (STREET ADDRESS)	58
Antioch, Tennessee 37130 (CITY) (STATE) (P. O. ZIP)	Atlanta, Ga. 30345 (CITY) (STATE) (ZIP)	5DU 51814

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, Anna M. House, and Melissa Jane House, also known as Melissa House, both unmarried persons

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry D. Parham et ux Carmon Parham

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. 96 on the plan of Colewood Acres, Section 2, of record in Book 3700, page 135, Register's Office for said County.

SAID Lot No. 96, which is a corner lot, fronts 107.3 feet on the southerly margin of Suzann Drive and fronts 74.20 feet on the easterly margin of Keeley Drive, said frontages being joined by a curve having a length of 37.82 feet, and extends back 124.7 feet on the southerly line and 111.4 feet on the easterly line to a point of intersection.

BEING the same property conveyed to Anna M. House and Melissa Jane House by deed from Calvin Lee Watson and wife, Judith Presley Watson, of record in Book 4810, page 202, said Register's Office. E. Covington Johnston (1) having been appointed Attorney and Guardian ad litem for Melissa House, who is one and the same person as Melissa Jane House, in proceedings had in the Chancery Court of Davidson County, Tennessee, at Nashville, Part II, styled Cammie Pyburn, Plaintiff, vs. Anna M. House, alias Ann House, et al, Rule No. A-7556, and (2) having been authorized and directed to execute this conveyance on behalf of Melissa House by agreed Order of said Court in said proceedings, a certified copy of which is recorded concurrently herewith.

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

This is { unimproved ( ) / improved (XX) } property, known as 4042 Keeley Drive (House Number) (Street) Antioch, Tennessee 37130 (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 26th day of OCTOBER, 19 76

Melissa Jane House
BY: E. Covington Johnston
E. Covington Johnston
Attorney and Guardian ad litem

Anna M. House
Anna M. House

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Anna M. House, unmarried

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 26th day of OCTOBER, 1976.

Commission expires 5/2/77

Carol J. Thomas
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

D 74495

WARRANTY DEED

FROM Anna M. House, unmarried

TO Larry D. Parham

IDENTIF. REFERENCE

OCT 28 8 53 AM '76

FELIX A. ... REGISTER
DAVIDSON COUNTY, TENN.

Rec'd 1396.8
WILKINS, ADAMS & WEEMS, ATTORNEYS
401 Union Street
1100 Fidelity Federal Building
Nashville, Tennessee 37219

OCT28??	CONV	34,950.00		
OCT28?S'TAX			B* 88.14	
OCT28?FEE			B* .50	
OCT28?	W'DEED		B* 4.00	* 92.64

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named E. Covington Johnston with whom I am personally acquainted, and who acknowledged that he executed the within instrument on behalf of Melissa Jane House as her Attorney and Guardian ad litem as the free act and deed of the within named Melissa Jane House.

Witness my hand and official seal at Nashville, Tennessee the 26th day of October, 1976.

Carol J. Thomas
Notary Public

My commission expires:

5/2/77