BOOK 5090 PAGE 446 Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Robert E. Sellers
Affiant

16,200.00

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18TH DAY OF NOVEMBER, 19 86.

Notary Public

MY COMMISSION EXPIRES: 7-15-88

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY, 1102 KERMIT DRIVE, #203, NASHVILLE, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert E. Sellers (NAME)	Baker Mortgage Corporation (NAME)	14D 46530
6101 Marrowbone Lake Road (STREET ADDRESS OR ROUTE NUMBER)	2840 Northeast Expressway, #200 (STREET ADDRESS)	M 28
Joelton, TN 37080 (CITY) (STATE) (P. O. ZIP)	Atlanta, Ga. 30345 (CITY) (STATE) (ZIP)	PAR 12

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 Shirley Ann White Wilkinson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert E. Sellers et ux Betty Jean Sellers

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 part of Lot No. 11 on the plan of Henry Floto's Estate, as of record in Plat Book 421, Page 147, Register's Office for Davidson County, Tennessee.

SAID property beginning at a point in the center line of Marrowbone Lake Road said point in the common boundary line between the Gallagher Property and said property; thence N 52 deg. W 150 feet with the center line of said road; thence S 45 deg. W 290.5 feet to a point; thence S 52 deg. E 150 feet to a point, said point being the northerly boundary line of the Gallagher Property; thence N 45 deg. E 290.5 feet with said Gallagher Property to the point of beginning.

BEING the same property conveyed to Shirley Ann White Wilkinson by divorce decree No. 82069 in the Fourth Circuit Court of Davidson County, Tennessee, and filed for record in Book 5041, Page 192, Register's Office for said County.

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

RECORDER'S MEMO
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

This is improved (XX) unimproved ( ) property, known as 6101 Marrowbone Lake Road (House Number) (Street) Joelton, TN 37080 (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 18TH day of NOVEMBER, 19 86

Shirley Ann White Wilkinson

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 Shirley Ann White Wilkinson

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 18TH day of NOVEMBER 19 76

Commission expires 7-19-78

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

WARRANTY DEED

FROM
Shirley Ann White Wilkinson

TO
Robert E. Sellers

D 78278

IDENTIF. REFERENCE

Nov 23 10 23 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Edward Seldon
Attorney-at-Law
1102 KERMIT DRIVE, SUITE 203
NASHVILLE, TENNESSEE 37217

NOV23'76	CONV	16,200.00			
NOV23'76	S'TAX		B*	42.12	
NOV23'76	PR'FEE		B*	.50	
NOV23'76	W'DEED		B*	4.00	* 46.62