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ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Stephen Warren Baker Et Ux (NAME)	John W. Murphree Company (NAME)	4D-67440
613 Netherlands Drive (STREET ADDRESS OR ROUTE NUMBER)	1283 Murfreesboro Road (STREET ADDRESS)	75-7
Hermitage, Tennessee 37076 (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37217 (CITY) (STATE) (ZIP CODE)	150 pm

WARRANTY DEED

For and in consideration of the sum of TEN and no/100---------- ----------($10.00)---------- DOLLARS cash and other good and valuable consideration, the receipt of which is hereby acknowledged,

BRENT VALLEY BUILDERS, INCORPORATED

have bargained and sold, and by these presents do transfer and convey unto the said Stephen Warren Baker and wife, Jewell D. Baker

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 213 on the Plat of Highlands of Tulip Grove, Section 3, of record in Plat Book 4675, Page 140, Register's Office for said County.

Said Lot 213 fronts 72.0 feet on the easterly margin of Netherlands Drive and extends back 150.73 feet on the northerly line, and 149.65 feet on the southerly line, to a line on the rear which is a broken line on which it measures 117.85 feet.

Being part of the property conveyed to Brent Valley Builders, Incorporated by deed from Martin R. Bubis, Trustee of record in Book 5033, Page 392, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Book 4793, Page 157, and in Book 4849, Page 767, and amended in Book 5028, Page 357, said Register's Office.

DEC 15 76	CONV	39,000.00			
DEC 15 76	S'TAX		B*	101.40	
DEC 15 76	PR'FEE		B*	.50	
DEC 15 76	W'DEED		B*	4.00	* 105.90

This is improved (X) unimproved ( ) property, known as 613 Netherlands Drive (House Number) (Street)

Hermitage, Tennessee 37076 (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 10th day of December, 19 76.

BRENT VALLEY BUILDERS, INCORPORATED

By: Jim L. Hall

Jim L. Hall, President

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STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Betty N. Todd, a Notary Public of the State and County aforesaid, personally appeared Jim L. Hall with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President of the Brent Valley Builders, Incorporated, the within named bargainor, a corporation, and that he as such President being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Jim L. Hall as such President.

Witness my hand and seal, at office in Nashville, Tennessee, this 10th day of December, 19 76.

Betty N. Todd Notary Public

Commission expires November 10, 1979

BETTY N. TODD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 39,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Stephen Warren Baker
Stephen Warren Baker

Sworn to and subscribed before me
this 10th day of December, 19 76.

My commission expires November 10, 1979 Notary Public Betty N. Todd

BETTY N. TODD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This instrument was prepared by:

John W. Murphree Company, 1283 Murfreesboro Road, Nashville, Tennessee 37217
Name Address

Env.

WARRANTY DEED

FROM Brent Valley Builders, Inc.

D 8 1 3 1 4

TO Stephen Warren Baker and wife, Jewell D. Baker

MAP REFERENCE

Dec 15 2 03 PM 76

Please return to:
John W. Murphree Company
1283 Murfreesboro Road
Nashville, Tennessee 37217

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219