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Form No. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 24,500.00

X Robert W. McBride
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4TH DAY OF APRIL, 197

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

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 W. McBride (NAME)	Baker Mortgage Corporation (NAME)	MAP 133-7
3327 Mimosa Drive (STREET ADDRESS OR ROUTE NUMBER)	2840 Northeast Expressway, #200 (STREET ADDRESS)	PARCEL 102
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Atlanta, Ga. 30345 (CITY) (STATE) (ZIP)	6DA-54125

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 Felicia G. Epps

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert W. McBride and wife Angela D. McBride

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. 29 on the plan of Glencoe Acres, Section 1, as of record in Book 1835, Page 136, 137, and 138, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Felicia G. Epps by deed from Clyde U. Barker, Jr. et ux Freida Anne Barker, of record in Book 4409, Page 441, Register's Office for said County.

THIS conveyance is subject to restrictions of record in Book 2088, Page 534, Register's Office for said County.

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

This is unimproved ( ) improved (XX) property, known as 3327 Mimosa 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 my hand this 4TH day of APRIL, 197

Felicia G. Epps Felicia G. Epps

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 Felicia G. Epps

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 4TH day of APRIL 19 77

Commission expires 2-23-80

Notary Public

NOTARY PUBLIC AT LARGE

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 _____

(his oath) (himself) (they)

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19_____

My commission expires _____

Notary Public

D 97279

IDENTIF. REFERENCE

APR 6 12 41 PM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

FILE BOX 3

WARRANTY DEED

FROM Felicia G. Epps

Robert W. McBride

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

APR-6	CONV	24,500.00			
APR-6	S'TAX		B*	63.70	
APR-6	PR'FEE		B*	.50	
APR-6	W'DEED		B*	4.00	* 68.20