BOOK 5135 PAGE 720 FILE BOX 4

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $43,900

Samuel E. Yinger
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 8th DAY OF April 1977

Notary Public

MY COMMISSION EXPIRES: 12-28-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Charles A. Leach, 26th Floor, First American Center, Nashville, Tn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr.&Mrs. Samuel E. Yinger (NAME)	LUMBERMEN'S INVESTMENT (NAME)	142-14
752 Harpeth Pkwy. West (STREET ADDRESS OR ROUTE NUMBER)	5100 POPLAR AVE. (STREET ADDRESS)	141
Nashville, Tenn. 37221 (CITY) (STATE) (P. O. ZIP)	MEMPHIS TENN 38137 (CITY) (STATE) (ZIP)	

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, Susan Wallace McCaleb Baldwin and husband, H. Elliott Baldwin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Samuel E. Yinger and wife, Lilah B. Yinger

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. 1 on the Plan of Harpeth Park West of record in Book 4715, page 16, Register's Office for said County.

Said Lot No. 1 fronts 95 feet on the northeasterly side of Harpeth Parkway West and extends back 263.04 feet on the northwesterly ~~line~~ and 252.12 feet on the southeasterly line, which is a broken line, to a dead line measuring 118.64 feet thereon.

Being the same property conveyed to Susan W. McCaleb, by deed from Centennial Builders, Inc. of record in Book 4938, page 307, Register's Office for Davidson County, Tennessee, the said Susan W. McCaleb having since married and who is now Susan Wallace McCaleb Baldwin.

H. Elliot Baldwin hereby joins in this conveyance to release and relinquish all right, claim and interest whatever in and to said lot of ground, which is given by or results from all laws of this state pertaining to descent and distribution and the exemption of homestead.

This is unimproved ( ) improved (X) property, known as 752 Harpeth Parkway West, Nashville, Tennessee 37221
(House Number) (Street) (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 8th day of April, 1977

Susan Wallace McCaleb Baldwin
SUSAN WALLACE MCCALEB BALDWIN

H. Elliot Baldwin
H. ELLIOT BALDWIN

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 Susan Wallace McCaleb Baldwin, and husband, H. Elliott Baldwin

the bargainor s, 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 8th day of April, 19

Commission expires 11-2-79

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) (his oath) (himself) (themselves) acknowledged 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

WARRANTY DEED

FROM
SUSAN WALLACE MCCALEB BALDWIN AND HUSBAND, H. ELLIOTT BALDWIN

TO
SAMUEL E. YINGER AND WIFE, LILAH B. YINGER

D98559

IDENTIFICATION REFERENCE

APR 13 1 43 PM '77

REGISTER
DAVIDSON CO. TENN.

APR 13 77	CONV	43,900.00			
APR 13 77	S'TAX		B*	114.14	
APR 13 77	PR'FEE		B*	.50	
APR 13 77	W'DEED		B*	4.00	* 118.64

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.