WARRANTY DEED

BOOK 5139 PAGE 683

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $57780*

William C. Baker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF April 1977.

Charles P. Cron
Notary Public

MY COMMISSION EXPIRES: 11-7-79
(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
Charles P. Cron, 223 Madison Street, Madison, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William C. Baker, III (NAME)	Security Federal Savings & Loan (NAME)	Map 96-9 STA
305 Kent Road (STREET ADDRESS OR ROUTE NUMBER)	2700 Franklin Road (STREET ADDRESS)	par 119
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	3 D-57884

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, Glenn M. Hale and wife, Gloria T. Hale

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William C. Baker, III, an unmarried person

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 62 on the Map of Donelson Heights, of record in Book 1424, page 35, Register's Office for Davidson County, Tennessee, to which plan specific reference is made herein for a complete description of metes and bounds.

Being the same property conveyed to Glenn M. Hale and wife, Gloria T. Hale, by deed from Hazel G. Born, of record in Book 4914, page 990, Register's Office for Davidson County, Tennessee.

* It is understood by the parties that part of the consideration for this conveyance is the assumption of and agreement to pay by the grantee the balance of a note which is secured by a Deed of Trust of record in Book 4901, page 972, as corrected by instrument of record in Book 4914, page 994, Register's Office for said County.

unimproved ( )
This is improved ( ) property, known as 305 Kent Road, Nashville, Tennessee 37214
(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 22nd day of April, 1977

Glenn M. Hale
GLENN M. HALE

Gloria T. Hale
GLORIA T. HALE

STATE OF Tennessee
COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Glenn M. Hale and wife, Gloria T. Hale

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, Tenn. this 22d day of April, 1977

Charles P. Cron, Notary Public

Commission Expires 11-7-79

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF
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 purpose 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

I

APR25	CONV	57,750.00		
APR25	S'TAX		B* 150.02	
APR25	PR'FEE		B* .50	
APR25	W'DEED		B* 4.00	* 154.52

WARRANTY DEED

FROM
Glenn M. Hale et ux

TO
William C. Baker, III

TITLE INSURED BY POLICY NUMBER:

E00431

Title Associates, Inc. Abstract Reference Dept. APR 4 2 PH '77 Register of Deeds TENN.

Compliments of
Title Associates, Inc.
REPRESENTING
USLIFE TITLE INSURANCE
Company of New York