THIS INSTRUMENT PREPARED BY
DOZIER AND DARROW ATTORNEYS AT LAW
14th FLOOR THIRD NATIONAL BANK BLDG.
NASHVILLE, TENNESSEE 37219

WARRANTY DEED

BOOK 5222 PAGE 388

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
J. H. Baker, Trustee	T.V.B. Mortgage Corp.	75-10
(NAME) 205 Weldon Drive	(NAME) P.O.Box 2546	Par. 104
(STREET ADDRESS OR ROUTE NUMBER) Hermitage, Tenn.	(STREET ADDRESS) Nashville, TN. 37219	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of FORTY THOUSAND AND NO/100----------
----------($40,000.00)---------- *Dollars,*

of which $32,517.52 has been paid in cash by J. H. Baker, Trustee, the receipt of which is hereby acknowledged, and for the remainder the said J. H. Baker, Trustee, has assumed and agrees to pay the unpaid balance of $7,482.48 of an indebtedness in the original amount of $12,000.00, secured by Deed of Trust of record in Book 3735 page 149, Register's Office of Davidson County, Tennessee.

I, Dimple H. Boatman, unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said J. H. Baker, Trustee, with full power to transfer, sell, convey and encumber without the joinder of any beneficiary, his ~~XXXXX~~, *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 49 on the Plan of Hermitage Estates, as of record in Book 3300, pages 70 and 71, Register's Office for Davidson County, Tennessee, more particularly described as follows:

Beginning with a point in the westerly margin of Weldon Drive at the common corner of Lots 48 and 49; thence with the line between said two lots 144.0 feet in a westerly direction to a point at the common corner of Lots 48, 49 and 50; thence with the line between Lots 49 and 50, 135.9 feet in a southerly direction to a point in the northerly margin of Gordan Lane; thence along the margin of said land 89.7 feet in an easterly direction to a point which is the beginning of a curve; thence around said curve 39.3 feet in a northeasterly direction to a point in the westerly margin of Weldon Drive; thence along said margin 98.0 feet in a northerly direction to the point of beginning.

Being the same property conveyed to Fred H. Boatman and wife, Dimple H. Boatman, by deed from M. T. Melvin and wife, Mary T. Melvin, of record in Book 3706, page 191, Register's Office for Davidson County, Tennessee, the said Fred W. Boatman having since died.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 40,000.00

Subscribed and sworn to before me, this the 15th day of November 1977

R E Baker agent
Affiant

My Commission expires My Commission Expires Feb. 19, 1979
Notary Public Raymond H Darrow

This is unimproved ( ) improved ( ) property, known as 205 Weldon Drive (House Number) (Street) HERMITAGE, TN. P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said J. H. Baker, Trustee, his ~~XXXXXX~~ *heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself and my *heirs and representatives, to warrant and forever defend the title to said real estate to said* J. H. Baker, Trustee, his ~~XXXXXX~~, *heirs and assigns, against the lawful claims of all persons.*

Witness my hand this 15th *day of* November, 19 77 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Dimple H. Boatman

COUNTY OF DAVIDSON }
STATE OF TENNESSEE }

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Raymond H Darrow, a Notary Public in and for said County and State, Dimple H. Boatman

the within named 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 this 15th day of November, 1977.

RAYMOND H. DARROW NOTARY PUBLIC DAVIDSON COUNTY, Tennessee

Commission expires My Commission Expires Feb. 19, 1979 Raymond H Darrow Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be..... of the....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

WARRANTY DEED

FROM

Dimple H. Boatman, widow

TO

J. H. Baker, Trustee

E 3 6 7 9 2

IDENTIF. REFERENCE

Nov 15 12 42 PM '77

FELIX Z. MILLER REGISTER
DAVIDSON CO. TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Box 28
Phone 255-4631
NASHVILLE, TENNESSEE 37238

NOV 15 77	CONV	40,000.00			
NOV 15 77 S'TAX			B*	104.00	
NOV 15 77 PR'FEE			B*	.50	
NOV 15 77	W'DEED		B*	4.00	* 108.50