BOOK 5225 PAGE 819

FORM NO. WD-1

SPECIAL WARRANTY DEED

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 1,400.00

M. L. Baker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF November 19 77

W. C. Gregory
Notary Public

MY COMMISSION EXPIRES: Aug. 29, [illegible]
(AFFIX SEAL)

This instrument was prepared by information furnished by the parties.

THIS INSTRUMENT WAS PREPARED BY
WILLIAM B. GREGORY, ATTORNEY, 807 American Trust Bldg., Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MILTON L. BAKER et al. (NAME)	COMMERCE UNION BANK (NAME)	149-5
813 Hermitage Ridge (STREET ADDRESS OR ROUTE NUMBER)	Parkway Towers, Suite 2114 (STREET ADDRESS)	92
Hermitage, TN 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	2DU 68604

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, MILTON L. BAKER and wife, CONNIE L. BAKER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY ~~XNSO~~ a one-half (1/2) undivided interest unto JOHN B. COLES and wife, CAROL COLES

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. 112 on the Plan of Terragaon Trails, Section One, of record in Book 4860, Page 61, Register's Office for Davidson County, Tennessee.

SAID Lot No. 112 fronts 66.67 feet on the southwesterly margin of Barclay Square Drive and extends back between parallel lines 120.0 feet to a dead line on the rear.

BEING the same property conveyed to Milton L. Baker and Wife, Connie L. Baker by deed from John Anthony Devitt and wife, Janet L. Devitt as of record in Book 5155, Page 781, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all restrictions and easements of record in said Register's Office.

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 claiming by or through the Grantors herein. 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.

unimproved (.)
This is improved (--) property, known as 4913 Barclay Square Drive, Antioch, Tennessee 37013
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

~~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 hand s this 22nd day of November, 19 77

x Milton L. Baker x Connie L. Baker

MILTON L. BAKER CONNIE L. BAKER

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 Milton L. Baker and wife, Connie L. Baker

the bargainors, 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 22nd day of November 19 77

Commission expires Nov 12 1978

William L. Bryan
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 (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 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

E 38363

IDENTIF. REFERENCE

Nov 23 10 06 AM '77

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
MILTON L. BAKER AND WIFE,

CONNIE L. BAKER

TO
JOHN B. COLES AND WIFE,

CAROL COLES

NOV23 77	CONV	*1,400.00			
NOV23 77	S'TAX		B*	3.64	
NOV23 77	PR'FEE		B*	.50	
NOV23 77	W'DEED		B*	4.00	* 8.14

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FILE BOX 9