BOOK 5264 PAGE 704

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ $40,974.01

William H. Baldwin, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF March 19 78

Notary Public

MY COMMISSION EXPIRES: 6-22-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

TITLE ESCROW, INC., 311 PLUS PARK BLVD., SUITE 218, NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William H. Baldwin, Jr. (NAME)	National Mortgage Company (NAME)	148-14
3994 Keeley Drive (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	97
Nashville, Tn. 37211 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (CITY) (STATE) (ZIP)	5DU-46595

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, Pleas S. Bowling and wife, Diane E. Bowling

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William H. Baldwin, Jr., and wife, Marsha W. Baldwin

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. 118 on the Plan of Colewood Acres, Section II, of record in Plat Book 3700, page 135, Register's Office for said County, to which plat reference is made for a more complete description.

BEING the same property conveyed to Pleas S. Bowling and wife, Diane E. Bowling by deed from Glenn Howard Crowe and wife, Betty J. Crowe, of record in Book 4813, page 863, Register's Office for Davidson County, Tennessee.

Grantees assume and agree to pay the mortgage held by National Mortgage Company of record in Book 4813, page 865, said Register's Office. Escrow Account and insurance are to be transferred to Grantee.

Restrictive Covenants of record in Book 4158, page 42 and Book 4178, page 738, and any easements and setback lines of record in Plat Book 3700, page 135, said Register's Office.

This is ( ) unimproved (X) improved property, known as 3994 Keeley 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 our hand s this 20th day of March, 19 78

Pleas S. Bowling — Pleas S Bowling

Diane E. Bowling — Diane E Bowling

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Pleas S. Bowling and Diane E. Bowling

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 21th day of March, 1978

Commission expires 1-31-81

Terry F. Carmichael
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 55803

WARRANTY DEED

FROM
Pleas S. Bowling and wife,

TO
Diane E. Bowling

William H. Baldwin, Jr. and wife,
Marsha W. Baldwin

IDENTIF. REFERENCE

MAR 22 11 31 AM '78
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

MAR 22 78	CONV	40,974.01			
22	S'TAX		B*	106.60	
22	PR'FEE		B*	.50	
22	W'DEED		B*	4.00	* 111.10

File Box 12