Please Mail Back To
JOHN G. DOAK
2525 Lebanon Road
Nashville, Tenn. 37214

Abstract furnished by Attorneys Title Company, Inc.

BOOK 5303 PAGE 26

Form No. WD-2

FROM

FRED BAUMGARTNER ET UX

JUDY BAUMGARTNER

TO

J. D. SANDERS ET UX

ANNETTE SANDERS

For draftsman's use

PREPARED BY:

John G. Doak, Attorney
2525 Lebanon Road
Nashville, TN 37214

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J. D. Sanders et ux (NAME)	Commerce Union Bank (NAME)	3DZ4686
208 Quinn Court (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	95-10
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	2

(FOR REGISTER'S USE)

E 73078

T
INTANGIBLE REFERENCE
JUN 26 10 07 AM '78
FELIX A. ... REGISTER

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 42,347.88 James D. Sanders
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23 DAY OF June 1978

Marie B. Cummings
Notary Public

MY COMMISSION EXPIRES: 6 Feb 1982

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE

For and in Consideration of the sum of Ten ($10.00) DOLLARS and other good and valuable considerations including grantees agreement to assume and to pay the balance of the mortgage indebtedness on the premises dated June 16, 1977, of record in Book 5163, page 247, Register's Office for Davidson County, Tennessee, in the original principal amount of $22,000.00.

Fred Baumgartner and wife, Judy Baumgartner have bargained and sold, and by these presents do transfer and convey unto the said J. D. Sanders and wife, Annette Sanders 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. 4 on the Plan of Nor-Moor Subdivision, as of record in Book 2133, page 54, Register's Office for Davidson County, Tennessee.

SAID Lot No. 4 fronts 99.0 feet on the northerly side of Quinn Court and extends back 266.3 feet on the westerly line and 195.7 feet on the easterly line to a broken line measuring 294.2 feet thereon.

BEING the same property conveyed to Fred Baumgartner and wife, Judy Baumgartner by deed from Valta Hicks Pancoast of record in Book 5163, page 245, Register's Office for Davidson County, Tennessee.

JUN26'78	CONV	42,347.88			
JUN26'78	S'TAX		B*	109.98	
JUN26'78	PR'FEE		B*	.50	
JUN26'78	W'DEED		B*	4.00	* 114.48

WD-2

This is ( ) unimproved (X) improved property, known as 208 Quinn Court, Nashville, Tennessee 37214
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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 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.

And we do further covenant and bind ourselves, and our heirs and representatives, to warrant and forever defend the title to the said land to the said grantees heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 23 day of June, 19 78

Fred Baumgartner
FRED BAUMGARTNER

Judy Baumgartner
JUDY BAUMGARTNER

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Fred Baumgartner and wife, Judy Baumgartner

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 23 day of June, 19 78.

Marie B. Cummings, Notary Public.

Commission expires 6 February, 1982

MARIE B. CUMMINGS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 _____