Prepared by: King & Ballow
24th Floor
First American Center
Nashville, TN 37238

WARRANTY DEED

(CORPORATE FORM)

BOOK 5335 PAGE 774

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jon K. Baldwin and Cynthia Jean Warf	Security Pacific Mortgage Co.	Map 73-1
(NAME)	(NAME)	
2406 Milton Drive	10th Floor, Parkway Towers	Parcel 181
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN	Nashville, TN	Field Book
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	15DZ-37420

FOR AND IN CONSIDERATION of the sum of ----------

Ten and no/100 Dollars ---------($10.00)---------- *Dollars,*
cash in hand paid and other good and valuable considerations,
the receipt of which is hereby acknowledged.

Otis Charlton Realty Company, Inc. *has bargained and sold, and does hereby transfer and convey unto the said*

Jon K. Baldwin and Cynthia Jean Warf, their *(successors), heirs and assigns,*

certain real estate in Davidson *County, Tennessee, as follows:,*

Being Lot No. 67 on the Plan of Highland View Subdivision of record in Book 1424, page 39, Register's Office for said County.

Said Lot No. 67 fronts 70 feet on the east side of Milton Drive, formerly Warrenton Place, and extends back between parallel lines 150 feet to dead line in the rear measuring 70 feet.

Being the same property conveyed to Otis Charlton Realty Company, Inc. by deed from Wayne E. Spruill and wife, Brenda S. Spruill of record in Book 5308, Page 890, said Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 24,700.00

Subscribed and sworn to before me, this the 8th day of September 1978.

Affiant Jon K. Baldwin

My commission expires: 1-27-81 (Affix Seal)

Notary Public Thomas W. Lawless

unimproved ( )
This is improved (X) property, known as 2406 Milton Drive, Nashville, TN
(House Number) (Street) 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

Jon K. Baldwin and Cynthia Jean Warf, their *(successors),*

heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered.

Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said

Grantees, their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness its *hand this* 8th *day of* September, 1978, *the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Otis Charlton Realty Company

By: Jackie W. Charlton, Pres.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, *a Notary Public of the State and County aforesaid, personally appeared* Jackie W. Charlton, *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* Vice President *of the* Otis Charlton Realty Company, Inc., *the within named bargainor, a corporation, and that* he *as such* Vice President *being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by* him *self as* Vice President

Witness my hand and seal, at office in Nashville, *this* 8th *day of* Sept., 19 78

Thomas W. Lawless *Notary Public*

NOTARY PUBLIC LARGE

Commission expires 1-27-81

SEP 11 78 CONV 26,900.00
SEP 11 78 S'TAX B* 69.94
SEP 11 78 PR'FEE B* .50
SEP 11 78 W'DEED B* 4.00 * 74.44

WARRANTY DEED

FROM

Otis Charlton Realty Company, Inc.

TO

Jon K. Baldwin and
Cynthia Jean Warf

E 87714

IDENTIF. REFERENCE

SEP 11 9 25 AM '78

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 250-2656
NASHVILLE, TENNESSEE