ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Emma Baskin and son	Dobson & Johnson, Inc.	175
Johnny James Baskin (NAME)	(NAME)	
Route #1,Old Hickory Blvd.	One Commerce Place-1800	9
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, Tennessee 37013	Nashville, Tennessee 37239	2D-22060
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of $10.00 ---------- Ten & No/100 ---------- DOLLARS

cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption of the unpaid balance of a note in the original amount of $12,750.00, secured by a Deed of Trust of record in Book 4589, page 688, Register's Office of Davidson County, Tennessee.

We, Robert E. Proper and wife, Jewell E. Proper

have bargained and sold, and by these presents do transfer and convey unto the said Emma Baskin and son, Johnny James Baskin, as tenants in common with the right of survivorship

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in the second Civil District of Davidson County, Tennessee, being one acre more or less, and described as follows:

BEGINNING at the N.E.corner of the lot where the residence of the said Sam Kimbro and wife, Irene Kimbro is located, and the S.E.corner of the lot herein conveyed and on the West margin of Old Hickory Boulevard (formerly Hobson Pike), at the said Kimbro's mail box, running North along the West margin of the said Old Hickory Boulevard 168 feet, to a stone, thence West 265 feet to a stake, in Charlie Austin's line, thence South 168 feet to a stone in S.W.corner of the lot herein conveyed and thence East 265 feet to a fence post the point of beginning.

BEING the same property conveyed to Robert E. Proper and wife, Jewell E. Proper, by deed from J.B.Scott and wife, Juanita Scott, of record in Book 4589, page 686, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements and restrictions of record.

5100 CHECK - 64.04
2.26.79

This is improved (X) unimproved ( ) property, known as Route #1, Old Hickory Boulevard Box 395 (House Number) (Street) Antioch, Tennessee 37013

(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 23rd day of February, 1979.

x Robert E Proper
Robert E. Proper

x Jewell E. Proper
Jewell E. Proper

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 5398 PAGE 750

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert E. Proper and wife, Jewell E. Proper

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, this 23rd day of February, 19 79.

My commission expires 8-26-80 Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 22,900.00

This is equal to or greater than the property would bring at a fair and voluntary sale.

Emma Baskin

Sworn to and subscribed before me
this 23rd day of February, 19 79.

My commission expires 8-26-80 Notary Public

This instrument was prepared by:

Name	Address
DOBSON & JOHNSON, INC.	Suite 1800, One Commerce Place Nashville, Tennessee 37239

WARRANTY DEED

FROM Robert E. Proper, etux

TO Emma Baskin and son Johnny James Baskin, as tenants in common with the right of survivorship

F. I. 56998

IDENTIF. REFERENCE

FEB 26 2 49 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

DOBSON & JOHNSON, INC.
SUITE 1800, ONE COMMERCE PLACE
NASHVILLE, TENNESSEE 37239