THIS INSTRUMENT PREPARED BY
DOZIER AND DARROW
ATTORNEYS AT LAW
18th FLOOR 3rd NATIONAL BANK
NASHVILLE, TENN. 37219

WARRANTY DEED

BOOK 5408 PAGE 512

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
DR. ALAN BAER ET UX	SAME	104-11-299
(NAME)	(NAME)	
1907 McElderry Street		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Baltimore, Maryland 21205		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of FIFTY TWO THOUSAND FIVE HUNDRED AND NO/100

----------($52,500.00)---------- *Dollars,*

cash in hand paid by Dr. Alan Baer and wife, Maria Baer, the receipt of which is hereby acknowledged,

We, Edward M. Richey and wife, Candace L. Richey

have this day bargained and sold, and do hereby transfer and convey unto the said Dr. Alan Baer and wife, Maria Baer, their

~~successors~~, *heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 135 on the Map of Bransford Realty Company's Subdivision of the Edgar Jones Home Place of record in Book 421, page 7, Register's Office for said County.

Said Lot No. 135 fronts 60 feet on the northerly side of Blair Boulevard and extends back 158.3 feet on the easterly line and 158.9 feet on the westerly line to an alley measuring 60 feet thereon.

Being the same property conveyed to Edward M. Richey, by deed from Kenneth Frank Bargatze and Anthony L. Bargatze, of record in Book 5350, page 928, 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 $ 52,500.00

Subscribed and sworn to before me, this the 21st day of March 1979

Affiant

My commission expires: My Commission Expires Jan. 15, 1983 Notary Public

This is ( ) unimproved ( ) improved property, known as 2532 Blair Boulevard, Nashville, Tennessee
(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 Dr. Alan Baer and wife, Maria Baer, their

~~successors~~, *heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Dr. Alan Baer and wife, Maria Baer, their

~~successors~~, *heirs and assigns, against the lawful claims of all persons.*

Witness our hands *this* 21st *day of* March, 1979, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Edward M. Richey

Candace Lynn Richey

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Raymond H Darrow, *a Notary Public in and for said County and State,* Edward M. Richey and wife, Candace L. Richey

the within named 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* 21 *day of* March, *19* 79.

Commission expires ~~Feb. 15, 1983~~ My Commission Expires Jan. 15, 1983

By Commission Expires Jan. 15, 1983 Raymond H Darrow *Notary Public*

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 .....

WARRANTY DEED

FROM

EDWARD M. RICHEY ET UX

TO

DR. ALAN BEER ET UX

F. I. 9 6 9 1

IDENTIF. REFERENCE

MAR 21 12 26 PM '79

FEE $ 2.00 RECORDED REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5408 PAGE 514

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

52500.00- CAMT.
136.50 CSTAX
.50 PRFEE
4.00 WDEED
CHECK 141.00-
0268A03/21/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. I. 9 6 9. 1

IDENTIF. REFERENCE

MAR 21 12 26 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 671812