ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
James David Baird (NAME)	First Federal Savings & Loan Assn. (NAME)	Map 159-8
913 Lakemont Drive (STREET ADDRESS OR ROUTE NUMBER)	236 Fourth Avenue North (STREET ADDRESS)	Parcel 1
Nashville, Tennessee (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of ---------- $10.00 ----------
TEN AND NO/100 ---------- DOLLARS

Cash in hand paid by JAMES DAVID BAIRD and wife, SUSIE M. BAIRD, the receipt of which is hereby acknowledged; and the assumption and agreement to pay, by said grantees, of a note dated May 20, 1977 in the original principal amount of $53,000.00, executed by W. Errol Veno Jr. and wife, Judith A. Veno to First Federal Savings & Loan Association of Nashville and secured by a deed of trust of record in Book 5150, page 755, Register's Office for Davidson County, Tennessee,

we, W. Errol Veno Jr. and wife, Judith A. Veno

have bargained and sold, and by these presents do transfer and convey unto the said JAMES DAVID BAIRD and wife, SUSIE M. BAIRD

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

Lot No. 32 on the Plan of Oakhill Estates, Section 3, of record in Book 4860, pages 3, 4 and 5, in the Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a point on the westerly margin of Lakemont Drive being the common front corner of Lots 31 and 32; thence with the line between said two lots, in a westerly direction, 178.00 feet to a point, said point being the southwesterly corner of said Lot No. 32; thence North 34 degrees 57' 16" West, 135.42 feet to a point; thence North 50 degrees 54' 10" West, 95.0 feet to a point in the southeasterly margin of Hillview Drive; thence with the same in a northeasterly direction 210.36 feet to the beginning of a curve; thence around said curve to the right, having a radius of 25.00 feet, a distance of 39.99 feet to a concrete monument in the westerly margin of Lakemont Drive; thence with the same in a southerly direction, 249.55 feet to the point of beginning.

Being the same property conveyed to W. Errol Veno Jr. and wife, Judith A. Veno, by deed from R. C. Adams, of record in Book 5150, page 753, Regiser's Office for Davidson County, Tennessee.

This conveyance is subject to (1) Restrictions recorded in Book 5010, page 245 in the Register's Office for Davidson County, Tennessee, (2) Easements and setback lines and requirements for individual booster pumping stations shown on the Subdivision Plat of record in Book 4860, pages 3, 4 and 5, said Register's Office, and (3) 1979 Metro Tax which has been prorated and assumed by the grantees herein.

unimproved ( )
This is improved (XX) property, known as 913 Lakemont Drive (House Number) (Street)
Nashville, Tennessee (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 1st day of June, 19 79.

W. Errol Veno Jr.

Judith A. Veno

BOOK 5443 PAGE 914

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named W. Errol Veno Jr. and wife, Judith A. Veno

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 1st day of June, 19 79.

My commission expires September 25, 1979 Notary Public Argyle M. Cantrell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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 $ 114,000.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

James David Baird

Sworn to and subscribed before me this 1st day of June, 19 79.

My commission expires ~~September 25, 1979~~ Notary Public Argyle M. Cantrell

This instrument was prepared by:

Briley, Richards & Wrenne, Attorneys - 344 4th Avenue North - Nashville, Tennessee 37219

Name Address

F: 32289

254984

WARRANTY DEED

FROM W. ERROL VENO JR. ET UX

TO JAMES DAVID BAIRD ET UX

IDENTIF. REFERENCE

JUN 1 2 27 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

FILE PIONEER TITLE CO.

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

BOOK 5443 PAGE 915

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
			114000.00-	CO
			296.40	CO TX
			.50	PRFEE
			4.00	WDEED
				CHECK 300.90-
			6587A06/01/79	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-32289

IDENTIF. REFERENCE

JUN 1 2 27 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 687606