FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$38,000.00

John L. Baker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF August 1980.

Gene M. Floyd
Notary Public

MY COMMISSION EXPIRES: 7/19/81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney, 311 Plus Park Blvd, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John L. & Bonnie U. Baker (NAME)	Same (NAME)	83-9-474
104 S 16th Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	23W-14325
Nashville, Tn. 37206 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Harold B. Coe and wife, Inez D. Coe

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John L. Baker and wife, Bonnie U. Baker as tenants by the entirety

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

part of
BEING Lot No. 13 and/the easterly 25 feet of Lot No. 10 on the Map of Lindsley Park Addition, as of record in Book 547, page 76, Register's Office for said County:

BEGINNING at a point in the westerly margin of South 16th Street, said point being the common corner of Lots Nos. 12 and 13 on said plan; thencealong the line between Lots 12 and 13 in a westerly direction, 150 feet to a point in the east boundary line of Lot No. 10, thence in a northerly direction along the line between Lots 10, 11 and 12, 107 feet, more or less to the southerly line of an alley; thence along the said line of said alley in a westerly direction, 25 feet to a point; thence in a southerly direction 208 feet, more or less, to a point in the northerly line of Lot No. 17; thence in an easterly directionalong the northerly line of Lot No. 17 25 feet to a point in the westerly line of Lot No. 16; thence in a northerly direction along the westerly line of Lot No. 16, 38 feet more or less to the northwest corner of Lot No. 16; thence continuing in the same direction with the westerly terminus of a 10 foot alley, 10 feet to a point at the southwest corner of Lot No. 13; thence in an easterly direction along the southerly line of lot No. 13 and the northerly line of said alley a distance of 150 feet to the westerly margin of South 16th Street; thence along the said margin of said street, a distance of 53 feet to the point of beginning.

BEING part of the property conveyed to Harold B. Coe and wife, Inez D. Coe y Quitclaim deed from Jeanne K. Parrish, Trustee of record in Book 5411, page 857, Register's Office for Davidson County, Tennessee.

INCLUDED in this description but specificially excluded therefrom is that portion of the property, 25 feet by 107 feet, conveyed to Ray Van Tassel by deed of record in Book 5135, page 700, Register's Office for Davidson County, Tennessee.

TAXES for 1980 have been pro-rated and assumed by Grantees

unimproved ( )
This is improved (XX) property, known as 104 S. 16th Street (House Number) (Street) Nashville, Tn. (P O Address) 37206 (City or Town) (Postal Zip)

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. Wherever 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 29th day of July, 1980

Harold B. Coe

Inez D. Coe

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Harold B. Coe and wife, Inez D. Coe

the bargainors, 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 29th day of July, 1980

Commission expires 7/19/81

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19__

My commission expires _____

Notary Public

G.O.2.2.01

WARRANTY DEED

FROM

Harold B. Coe and wife, Inez D Coe

TO

John L. Baker and wife,

Bonnie U. Baker

IDENTIF. REFERENCE

AUG 13 10 29 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

File Box 24

5382 08/13 105.33- CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			38000.00- CO	
			98.80 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	105.30-
5380A	08/13/80	BAL		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.O.2.2.0.1.

T
IDENTIF. REFERENCE

AUG 13 10 29 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 773465