WARRANTY DEED

BOOK 5710 PAGE 898

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Lucille Tanner	Baker Mortgage Co.	Map 95-8
(NAME) 2509 David Dr.	(NAME) 783 Old Hickory Blvd P.O. Box 786	Parcel 168
(STREET ADDRESS OR ROUTE NUMBER) Donelson, Tenn.	(STREET ADDRESS) Brentwood Tenn 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars,

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 4848, page 666, Register's Office for Davidson County, Tennessee.

We, Sedley D. Downs and wife, Norma A. Downs

have this day bargained and sold, and do hereby transfer and convey unto the said Lucille Tanner, her

the Grantees herein, ~~their (successors)~~, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee being Lot No. 68 on the Map of Woodberry Park Subdivision, as of record in Book 2133, pages 117, 118 and 119, Register's Office for said County, to which plat reference is here made for a more particular description thereof.

Being the same property conveyed to Sedley D. Downs by deed from W. F. Rader and wife, Gladys Rader of record in Book 2453, page 353, 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 $ 72,000.00

Subscribed and sworn to before me, this the 11 day of February 19 81

Affiant

My commission expires: 2-11-81 (Affix Seal)

Notary Public

unimproved ( )
This is improved ( ) property, known as (House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees 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, except as noted above.

We further covenant and bind ourselves, our heirs 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.

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 11th day of February, 19 81, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Sedley D. Downs

Norma A. Downs

This Instrument Was Prepared By

Of The Law Firm, Pedigo & [illegible]
Stahlman Building, Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 5710 PAGE 899

Personally appeared before me, Otis W. Charlton, *a Notary Public in and for said County and State,* Sedley D. Downs and wife, Norma A. Downs *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 11 *day of* February, *19* 81

Otis W. Charlton *Notary Public*

Commission expires 2-11-81

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
SEDLEY D. DOWNS, ET UX

TO
LUCILLE TANNER

G 29430

IDENTIF. REFERENCE

FEB 17 8 48 AM '81

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

PEDIGO & SAINDON

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5710 PAGE 900

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
			42000.00- CO	
			109.20 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	115.70-
0008A02/17/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.29430

IDENTIF. REFERENCE

FEB 17 8 48 AM '81

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 806890