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 $ 15,000.00

Nelda Mai Lucas
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF October 1977.

Notary Public

MY COMMISSION EXPIRES: 5-3-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

J. F. DOTY, ATTORNEY (NAME) 308 STAHLMAN BUILDING NASHVILLE, TENNESSEE 37201 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nelda Mai Lucas (NAME)	Nelda Mai Lucas (NAME)	Map 82.3
212 McGavock Pike (STREET ADDRESS OR ROUTE NUMBER)	212 McGavock Pike (STREET ADDRESS)	Parcel 454
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37214 (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~~ I, Robert A. Baker

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nelda Mai Lucas

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:

Land in the Second, formerly the 3rd Civil District of Davidson County, Tennessee, described as follows:
Beginning at a point in the Westerly margin of Meritt Lane, and said point being 176½ feet North from the southeast corner of Bessie Mai Baker tract; thence Northerly and with the west margin of said Meritt Lane 100 feet to a stone post; thence westerly 300 feet more or less to the west boundary to the McFarland land; thence with the west boundary of the lot herein being conveyed 100 feet to the said Bessie Mai Baker tract; easterly and with the North boundary of the said Bessie Mai Baker tract, and the same being the South boundary of the lot herein conveyed 300 feet to the place of the beginning.
This being the same property conveyed to Robert A. Baker et ux from Albert M. Lucas et ux, of record in the Register's Office of Davidson County, Tennessee, being in Book 2339, page 77.

This is unimproved ( ) improved (X) property, known as 212 McGavock Pike (House Number) (Street) Nashville, Tennessee (P. O. Address) (City or Town) 37214 (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 my hand this the 12th day of October, 19 77.

Robert A. Baker

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, J. F. Doty, a Notary Public in and for said County and State, the within named Robert A. Baker

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Davidson County, Tennessee, this 12th day of October 19 77.

Commission expires 5-3-81

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

WARRANTY DEED

FROM

Robert A. Baker

TO

Nelda Mai Lucas

G 74988

IDENTIF. REFERENCE

JAN 12 12 16 PM '82

FELIX Z. [illegible] II REGISTER
DAVIDSON COUNTY, TENN.

This instrument was prepared by:

J. F. DOTY, ATTORNEY
308 Stahlman Building
Nashville, TN 37201

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

RECEIVED OF _____

FOR _____

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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

150[illegible]- CO
35.00 CO TX
.50 PRFEE
6.00 MDEED
CHECK 46.00-
6665AU1/12/82 DAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.74988

IDENTIF. REFERENCE

JAN 12 12 16 PM '82

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

No. 861644