FORM NO. WD-1

BOOK 6030 PAGE 498

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $83,000.00

Bruce Dale Baldwin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF JUNE, 19 83.

Notary Public

MY COMMISSION EXPIRES: 4-24-87
(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
WALT, DYER & JAMES, ATTYS., Suite C-301, 2002 Richard Jones Rd./Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BRUCE DALE BALDWIN (NAME)	LEADER FEDERAL SAVINGS & LOAN ASSOCIATION (NAME)	136-7
112 Timber Ridge (STREET ADDRESS OR ROUTE NUMBER)	P.O. BOX 2926 (STREET ADDRESS)	56
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	MEMPHIS, TN 38101 (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, DOUGLAS J. WHEATON, JR. et ux, MARILYN WHEATON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BRUCE DALE BALDWIN et ux, LORI BALDWIN

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 Davidson County, Tennessee, being Lot No. 68 on the Plan of Priest Lake Park Subdivision, Section 2, of record in Book 4175, Page 57, said Register's Office.

SAID Lot No. 68 fronts 89 feet on the northerly side of Timber Ridge Drive and extends back 135.00 feet on the easterly line and 135.00 feet on the westerly line to a dead line measuring 104.90 feet thereon.

BEING the same property conveyed to Douglas J. Wheaton, Jr. et ux, Marilyn Wheaton by deed from Julia Ann Wallace Proctor of record in Book 5142, Page 969, said Register's Office for Davidson County, Tennessee.

H 5 8 7 4 5

IDENTIF. REFERENCE

JUL 7 11 26 AM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved ( ) property, known as 112 Timber Ridge (House Number) (Street) NASHVILLE, TN 37217 (P. O. Address) (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 hand s this 27th day of JUNE, 19 83

DOUGLAS J. WHEATON, JR.

Marilyn Wheaton
MARILYN WHEATON

STATE OF TENNESSEE
Davidson County

BOOK 6030 PAGE 499

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named DOUGLAS J. WHEATON, JR. et ux, MARILYN WHEATON

the bargainor, 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 27th day of JUNE, 1983

Commission expires 4-19-87

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

WARRANTY DEED

FROM

TO

PREPARED BY:

WALT, DYER & JAMES, Attorneys
Suite C-301
2002 Richard Jones Road
Nashville, TN 37215

Phone: (615) 297-0925

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR BOOK 6030 PAGE 500

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
			83000.00- CO	
			215.80 CO TX	
			.50 PRFEE	
			6.00 MDEED	
			CHECK	222.30-
9926A	07/07/83		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 5 8 7 4 5

IDENTIF. REFERENCE

Jul 7 11 26 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 961719