MAIL DEED TO AND TAXES TO:
EARL THOMPSON, ATTORNEY
Post Office Box 2868
Nashville, Tennessee 37219

WARRANTY DEED

BOOK S171 PAGE 642

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles D. Spearrin and wife, Doris G. Spearrin	Same (NAME)	53-8-91 KS
307 28th Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Old Hickory, Tn. 37138 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND NO/100 ($10.00)---------- ---------- *DOLLARS*

and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Jimmie Pearl Baine and Jerry O. Baine as devisees under the Will of James (Jim) Baine, deceased and Bernest Kelly, Executor of the Estate of James (Jim) Baine,

H8501 4

IDENTIF. REFERENCE

Nov 7 3 59 PM '83

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN

have bargained and sold, and by these presents do transfer and convey unto the said Charles D. Spearrin and wife, Doris G. Spearrin, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being Lot No. 10 of Block 16 on the Plan of Dabbs and Elliott's Subdivision No. 2 Old Hickory, Tennessee, as of record in Book 547, Page 127, Register's Office for said County.

Said Lot No. 10 fronts 50 feet on the northwesterly side of 28th Street and runs back between parallel lines 144 feet to an alley.

Being the same property conveyed to Jim Baine and wife, Pearl Scott Baine, by deed from George P. Howell and William H. Howell, of record in Book 2140, Page 207, Register's Office, Davidson County, Tennessee, the said Jim Baine and Pearl Scott Baine both having since died with Pearl Scott Baine having predeceased Jim Baine, and said property having vested in Jimmie Pearl Baine and Jerry O. Baine as devisees under the Will of James (Jim) Baine, deceased, of record in Will Book 141, Page 537, Probate Court for Davidson County, Tennessee.

Bernest Kelly, Executor of the Estate of James (Jim) Baine, hereby joins in this conveyance for the purpose of conveying any and all interest that he has as Executor of the Estate of James (Jim) Baine, of record as aforesaid.

CHECK

11/07 69.82-

958

MYERS E. BRO... NOTARY PUBLIC ... DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 23,250.00

Subscribed and sworn to before me, this the 1st day of November, 19 83

Charles D. Spearrin
Affiant

My commission expires: 4-22-84 (Affix Seal)

Notary Public

unimproved (X)
This is improved ( ) property, known as 307 28th Street, Old Hickory, Tennessee 37138
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Charles D. Spearrin and wife, Doris G. Spearrin *heirs and assigns, forever.*

And we *do covenant with the said* Charles D. Spearrin and wife, Doris G. Spearrin *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.*

And Jimmie Pearl Baine and Jerry O. Baine as devisees under the Will of James (Jim) Baine, deceased and Bernest Kelly, Executor of the Estate of James (Jim) Baine, deceased *do further covenant and bind* ~~ourselves, our~~ *heirs and representatives, to warrant and forever defend the title to the said land to the said* Charles D. Spearrin and wife, Doris G. Spearrin, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 1st *day of* November, *19* 83, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Jimmie Pearl Baine
Jimmie Pearl Baine

Jerry O. Baine
Jerry O. Baine

Bernest Kelly
Bernest Kelly, Executor of the Estate of James (Jim) Baine, deceased

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Judy M. Butler, *a Notary Public in and for said County and State, the within named* Jimmie Pearl Baine and Jerry O. Baine

*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* [illegible] *day of* November, *19* 83.

Judy M. Butler, *Notary Public.*

Commission Expires 3/30/85

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Judy M. Butler, *a Notary Public in and for said County and State, the within named* Bernest Kelly, Executor of the Estate of James (Jim) Baine, deceased,

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, Tennessee

day of November, *19* 83.

Judy M. Butler, *Notary Public.*

Commission Expires 3/30/85

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.....

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5171 PAGE 645

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
			23250.00-	CAMT.
			60.32	CSTAX
			.50	PRFEE
			9.00	WDEED
				CHECK 69.82-
0958A	11/07/83			BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H85014

IDENTIF. REFERENCE

Nov 7 3 59 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No.991843