540089-6

B0413

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $126,000.00

Thomas M. Baldridge
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF December 19 83

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

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THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas M. Baldridge (NAME)	Fidelity Federal Savings and Loan (NAME)	Map 104-13A-54
401 Bowling Avenue, Unit #55 (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	
Nashville, Tennessee 37215 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	7DA-71823

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, ROSE W. CASON, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THOMAS M. BALDRIDGE, UNMARRIED

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 Building Site No. 54, on the Site Plan of Richmeade Place, Section III, of record in Book 5050, page 19, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description of said property, together with one membership in Richmeade Place Home Owner's Association, Inc., a notforprofit corporation of the State of Tennessee and all obligations and privileges thereunto belonging or in anywise appurtaining to said Membership.

Being the same property conveyed to Rose W. Cason, unmarried by Deed from Claude E. Dye and wife, Margaret H. Dye of record in Book 5639, page 661, Register's Office for Davidson County, Tennessee.

This is improved (X) unimproved ( ) property, known as 401 Bowling AVe., Unit 55, Nashville, Tn. 37215
(House Number) (Street) (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 my hand this 7th day of December, 19 83

Rose W. Cason

Rose W. Cason

12/07 234 10 CK

7926

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Judy Anderson, a Notary Public in and for said County and State, the within named Rose W. Cason, unmarried

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 7th day of December 19 83

My Commission Expires October 24, 1987

Commission expires _____

Judy Anderson
Notary Public

JUDY ANDERSON NOTARY PUBLIC DAVIDSON COUNTY, TENN. AT LARGE

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
Rose W. Cason

TO
Thomas M. Baldridge

IDENTIF. REFERENCE

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

H 90785

DEC 7 2 45 PM '83

FELIX A. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

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

126000.00- CAMT.
327.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 334.10-
7926A12/07/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 90785

IDENTIF. REFERENCE

DEC 7 2 45 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 998586