WARRANTY DEED

But 41

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Stryker Warren Jr et ux	same	Map 145-2
(NAME)	(NAME)	
4618 Mountain View Dr		par 44
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn 37215		16DA37664
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand and other good and valuable consideration, the receipt and sufficiency of ~~XXXX~~ Dollars, which is hereby acknowledged

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Gary D. Baker and Sandra K. Baker

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

Stryker Warren Jr and Marilyn H. Warren

their ~~XXXXXXX~~ heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Seven Hills, Section 10, as of record in Book 3842, page 154, Register's Office for said county.

Said Lot No. 2 fronts 229.32 feet on the southerly side of Mountainview Drive and extends back 290.27 feet on the westerly line and 269.59 feet on the easterly line to a dead line, measuring 98.49 feet thereon.

Being the same property conveyed to Gary D. Baker and wife, Sandra K. Baker by warranty deed from Carl K. Puckett and wife, Ruth W. Puckett, of record in Book 5083, page 794, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 3277, page 609, and Book 4204, page 274, Register's Office for Davidson County, Tennessee, and the Plan of record in Book 3842, page 154, said Register's Office, which shows an owner's certificate, a 120 foot minimum building setback line and a 10 foot easement for public utility purposes, and drainage along the rear line of said lot, and a 2.5 X 20 foot utility anchor easement located at the northeast corner of said lot.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 240,000.00

Subscribed and sworn to before me, this the 30th day of April, 1984

Affiant

My commission expires 7/18/87 (Affix Seal)

Notary Public

This is unimproved ( ) property, known as 4618 Mountainview Drive, Nashville
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Stryker Warren Jr and Marilyn H. Warren

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 for 1984 real property taxes a lien not yet due and payable which have been prorated and assumed by the grantee

We further covenant and bind our heirs and representatives, to warrant and forever defend the title to said real estate to said Stryker Warren Jr and Marilyn H. Warren

their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 14th day of April, 19 84 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Gary D. Baker

Sandra K. Baker

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Stephen C. Small, *a Notary Public in and for said County and State,*

Gary D. Baker

the within named 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
this 13th *day of* April, *19* 84

STEPHEN C. SMALL
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
MY COMMISSION EXPIRES
JULY 21, 1985

Stephen C. Small
Notary Public

Commission expires

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, Stephen C. Small, *a Notary Public of the State and County aforesaid, personally appeared* Sandra K. Baker, the within named bargainor *with whom I am personally acquainted, and who, upon oath, acknowledged* ~~self to be~~ that she ~~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 Nashville, Tennessee
this 14th *day of* April, *19* 84

STEPHEN C. SMALL
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
MY COMMISSION EXPIRES
JULY 21, 1985

Stephen C. Small
Notary Public

Commission expires

I 18751

IDENTIF. REFERENCE

APR 30 2 17 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

2483 04/30 630.50- CHECK

WARRANTY DEED

FROM
Gary D. Baker and
Sandra K. Baker
TO
Stryker Warren and
Marilyn H. Warren

G#264804

This instrument prepared by:
Stephen C. Small, Atty.
2150 National Life Center
Nashville, Tennessee 37250

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2056
NASHVILLE, TENNESSEE

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

240000.00- CAMT.
624.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 630.50-
2483A04/30/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 1 8 7 5 1

IDENTIF. REFERENCE

APR 30 2 18 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 32121