Prepared By:
Gail Pigg, Attorney
One Commerce Place
Nashville, TN 37239

File Box 7

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William E. Jones and wife, Wilhelmenia W. Jones (NAME)	Mortgage Trust Co. (NAME)	162-10
504 Janice Drive (STREET ADDRESS OR ROUTE NUMBER)	2401 Hillsboro Rd. Suite 100 (STREET ADDRESS)	#179
Antioch, Tennessee (CITY) (STATE) (ZIP)	Nashville Tn. 37212 (CITY) (STATE) (ZIP)	5DU-60325

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00)---------- *Dollars,*
and other good and valuable consideration, the receipt of which is hereby acknowledged, we, the undersigned

BOOK 6602 PAGE 93

DOUGLAS WAYNE BAKER and wife, MARY E. BAKER

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

WILLIAM E. JONES and wife, WILHELMENIA W. JONES

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot NO. 79 on the Plan of Brook View Estates, Section I, as of record in Book 4460, page 103, Register's Office for Davidson County, Tennessee.

Said Lot No. 79 fronts 85 feet on the westerly side of Janice Drive and extends back 120 feet on the northerly line and 120 feet on the southerly line to a dead line measuring 85 feet thereon.

Being the same property conveyed to Douglas Wayne Baker and wife, Mary E. Baker, by deed from Benford O. Lackey, Jr., and wife, of record in Book 5334, page 860, said Register's Office.

Said property is subject to a Deed of Trust of record in Book 6440, page 693, Register's Office for Davidson County, Tennessee, said instrument having inadvertently been recorded prior to this instrument.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 60,500.00

Subscribed and sworn to before me, this the 22nd day of October, 19 82

My commission expires: 7/17/83 (Affix Seal)

Affiant: William E. Jones

Notary Public: Betty S. Edmondson

unimproved ( )
This is improved (X) property, known as 504 Janice Drive, Antioch, Tennessee (House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees 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 1982 taxes; deed of trust in Bk. 5334, p. 862; plan of record in Bk. 4460, p. 103; restrictions in Bk. 4636, p. 317

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 22nd *day of* October, 19 82, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Douglas Wayne Baker

Douglas Wayne Baker

Mary E. Baker

Mary E. Baker

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *a Notary Public in and for said County and State,* Douglas Wayne Baker and wife, Mary E. Baker

*the within named 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 22nd *day of* October, *19*82.

Betty G. Ellis Notary Public

Commission expires 7/17/83

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 .....

WARRANTY DEED

FROM

Douglas Wayne Baker et ux

TO

William E.Jones et ux

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
'85 JUL 9 PM 2 40

IDENTIF. REFERENCE

J 1 9 4 0 9

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6602 PAGE 95

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			60500.00- CONT.	
			157.30 CSTAX	
			.50 PREC	
			6.00 WDEED	
			-CHECK	163.80-
6012A07/09/85			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J1:94'09

IDENTIF. REFERENCE

T

JUL 9 2 40 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 152261