WARRANTY DEED

BOOK 6990 PAGE 251

FROM: LEONARD PRIMM, TRUSTEE

TO: EDGAR L. BAKER AND WIFE,
ELIZABETH N. S. BAKER

THIS INSTRUMENT PREPARED BY:
Baker Worthington Crossley Stansberry & Woolf
Thirtieth Floor, L & C Tower
Nashville, Tennessee 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edgar L. and Elizabeth N. S. Baker	SAME	64-16-A-117
(NAME)	(NAME)	
117 General Jackson Lane		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, Tennessee 37076		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP	

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $49,900.

Subscribed and sworn to before me, this the 13th day of September, 1985.

Affiant

My commission expires: 7-18-87

(Affix seal) Notary Public

(FOR REGISTER'S USE)

FOR AND IN CONSIDERATION of the sum of TEN AND 00/100 ($10.00) DOLLARS and other good and valuable considerations, cash in hand paid by EDGAR L. BAKER AND WIFE, ELIZABETH N. S. BAKER, (the "Grantees" herein), the receipt whereof is hereby acknowledged, the undersigned Grantor, LEONARD PRIMM, TRUSTEE, (the "Grantor" herein), has bargained and sold, and by these presents does transfer and convey unto the said Grantees, EDGAR L. BAKER AND WIFE, ELIZABETH N. S. BAKER, 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 Unit No. 117 on the Plat of Jackson Meadow, Phase I, Section I, of record in Plat Book 5200, Page 362, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description of said unit, together with an undivided interest in all common areas.
>
> Being part of the same property conveyed to Leonard Primm, Trustee, by deed from Security Federal Savings and Loan Association of Nashville, of record in Book 6204, Page 679, Register's Office for Davidson County, Tennessee.

Grantees do hereby ratify, adopt and assume conditions, restrictions, options, encumbrances, liens, assessments and other undertakings contained in the Master Deed and By-Laws for the Jackson Meadow Condominiums, recorded in Book 5796, Page 3, and amended in Book 5829, Pages 970 and 975, respectively, said Register's Office.

Further, this conveyance is given subject to Deed of Trust executed by Leonard Primm, Trustee to Everett A. Covington, Jr., Trustee, dated December 29, 1983, and recorded in Book 6204, Page 844, Register's Office for Davidson County, Tennessee, in favor of Security Federal Savings and Loan Association which states that it secures a debt in the principal sum of $46,650, payable as therein specified, together with any terms, conditions, restrictions or limitations recited therein, all of which Grantees herein assume and agree to pay.

This is improved property, known as 117 General Jackson Lane, Hermitage, Tennessee 37076.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said EDGAR L. BAKER AND WIFE, ELIZABETH N. S. BAKER, their heirs and assigns, forever.

And Grantor does covenant with the said Grantees, that he is lawfully seized and possessed of said real estate in fee simple; has a good right to convey it, and the same is unencumbered, subject to all matters of record and as otherwise herein set out.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said real estate to the said EDGAR L. BAKER AND WIFE, ELIZABETH N. S. BAKER, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 13th day of September, 1985.

Leonard Primm
LEONARD PRIMM, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named LEONARD PRIMM, TRUSTEE, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 13th day of September, 1985.

Ruby E. Raney
NOTARY PUBLIC

MY COMMISSION EXPIRES: 7-18-87

NOTARY PUBLIC RUBY E. RANEY 217

3 7 7 1 0

IDENTIFICATION REFERENCE

SEP 19 10 55 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6550 PAGE 253

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
			49900.00- CAMT.	
			129.74 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 136.24-	
			8415A09/19/85 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

37.10

IDENTIFI REFERENCE

SEP 19 10 36 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 174107