NAME/ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:
Allen F. Anderson, et ux	Same
1303 Chickering Road	
Nashville, TN 37215	
TAX MAP PARCEL NUMBER(S): 144-01/05 (BM-09893)	BOOK 6701 PAGE 534

IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged;

I, HEALAN B. BAKER, Widow of T. B. Baker, Jr., deceased, covenanting that we were husband and wife at the time we acquired title to the hereinafter described Real Estate, and that we remained continuously husband and wife until the date of his death, do hereby sell, transfer, and convey unto ALLEN F. ANDERSON and wife, CANDACE A. ANDERSON, the following described Real Estate:

LAND in the 7th, formerly the 11th, Civil District of Davidson County, Tennessee, in the City of Belle Meade, being Lot No. 2, the Northerly 16 feet of Lot No. 3 and a tract of 3.8 acres as shown on the plan of the property of Edwin Warner's Subdivision of a 75 acre tract, not of record, described according to a survey made by James A. Hamilton, Jr., Surveyor, February 26, 1955, as follows:
BEGINNING on the Westerly margin of Belle Meade Pike, or Chickering Road, at the Southeast corner of the property conveyed to E. E. Wilson and wife by deed from Ann R. Caldwell and husband, of record in Book 1005, page 383, Register's Office for said County, being also the Southeast corner of Lot No. 1; thence with the Southerly line of said Lot No. 1, North 80 degrees West 450 feet to the Northeast corner of Lot No. 2, and continuing in the same direction with the line between said Lots Nos. 1 and 2, 102 feet, in all 552 feet; thence South 10 degrees West 385 feet to a point, which is 16 feet South of the corner of Lots Nos. 2 and 3; thence South 80 degrees East 549.92 feet to the Westerly margin of said Belle Meade Pike, or Chickering Road; thence with same North 10 degrees 18 minutes 40 seconds East 385 feet to the beginning, containing 4.867 acres, more or less.
REFERENCE is made for prior title to Book 2346, page 314, in the Register's Office of Davidson County, Tennessee.
SUBJECT TO Governmental zoning and subdivision ordinances or regulations in effect thereon.

Healan B. Baker has accounted to Allen F. Anderson and wife, Candace A. Anderson, for her pro-rata share of the 1985 taxes; and, Allen F. Anderson and wife, Candace A. Anderson, hereby assume the obligation of paying taxes for the year 1985.

TO HAVE AND TO HOLD the said described Real Estate unto the said ALLEN F. ANDERSON and wife, CANDACE A. ANDERSON, their heirs and assigns, forever in fee simple.

I covenant that I am lawfully seized and possessed of said described Real Estate; have good right and lawful authority to sell and convey the same; that the title thereto is clear, free and unencumbered, except as hereinabove set out; and, I will forever warrant and defend the same against all other lawful claims.

IN WITNESS WHEREOF I have hereunto set my hand, on this the 4 day of November, 1985.

Healan B. Baker
HEALAN B. BAKER

PREPARED BY
HALE, HALE & McINTURFF
ATTORNEYS AT LAW
724 CHERRY STREET
CHATTANOOGA, TENNESSEE
37402

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 4th day of November, 1985, before me personally appeared HEALAN B. BAKER, to me known to be the person described in and who executed the foregoing instrument and acknowledged that she executed the same as her free act and deed.

IN WITNESS WHEREOF I have hereunto set my hand and Notarial Seal.

Alda L. Johnson
NOTARY PUBLIC

My commission expires:

4/20/86

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 750,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

AFFIANT - Grantee

Subscribed and sworn to before me, on this 4th day of November, 1985.

Alda L. Johnson
NOTARY PUBLIC

My commission expires:

11/26/86

MAIL ENV.

50343

IDENTIFICATION REFERENCE

Nov 4 2 47 PM '85

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6701 PAGE 536

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

750000.00- CONT
1950.00 CO TX
.50 PRFEE
6.00 WD
CHECK 1956.50-
3497A11/04/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

50343

IDENTIFICATION REFERENCE

Nov 4 2 47 PM '85

FELIX Z. WILSON, II

No. 188788