BOOK 7035 PAGE 995

FORM NO. WB-1

File Box 24

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 67,500.00

Kenneth D Baker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 7th DAY OF November 19 86

Julie D Proffitt
Notary Public

MY COMMISSION EXPIRES: 3-11-90

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kenneth D. Baker (NAME)	MLA, Inc. (Mortgagee) (NAME)	MAP 150-1
2825 Rural Hill Circle (STREET ADDRESS OR ROUTE NUMBER)	24315 Northwestern Highway (STREET ADDRESS)	PAR. 145
Nashville, TN. 37217 (CITY) (STATE) (P. O. ZIP)	Southfield, MI. 48075 (CITY) (STATE) (ZIP)	02DA 41860

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, Nathan D. Proffitt and wife, Dawn Proffitt

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kenneth D. Baker and wife, Vicki G. Baker, as tenants by the entirety.

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:

BEING Lot No. 109 on the Plan of Edge-O-Lake Estates, Section 8, of record in Book 3700, Page 101, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Nathan D. Proffitt and wife, Dawn Proffitt by deed from Hanh H. Vaughn and husband, Richard E. Vaughn of record in Book 5853, Page 637, Register's Office, Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Book 4076, Page 565, said Register's Office.

This conveyance is subject to public utility easements, drainage easement, anchor easements, and building setback line of record in Book 3700, Page 101, said Register's Office.

Easement for driveway purposes of record in Book 4812, Page 55, said Register's Office.

This conveyance is subject to any and all existing easements of record.

6 1 7 9 2

IDENTIFICATION REFERENCE

NOV 10 12 07 PM '86

FELIX A. WILKINS JR. REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved ( ) property, known as 2825 Rural Hill Circle, Nashville, TN. 37217
(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 our hand s this 7th day of November, 19 86

Nathan D. Proffitt

Dawn Proffitt

STATE OF TENNESSEE
Davidson County

BOOK 7035 PAGE 996

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nathan D. Proffitt and wife, Dawn Proffitt

the bargainors, 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 7th day of November 19 86.

Commission expires 3-11-90

Notary Public

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
Nathan D. Proffitt

Dawn Proffitt

TO
Kenneth D. Baker

Vicki G. Baker

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

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

RECEIVED OF _____

FOR _____

BOOK 7035 PAGE 997

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

67500.00- CAPT,
189.00 CSTAX
.50 PRFE
6.00 WDEED
CHECK 195.50-
4305A1 11/10/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 1 7 9 2

IDENTIFICATION REFERENCE

Nov 10 12 08 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 10326

10-10-86

Void

Book 7035 Page 998
and
BOOK 7035 PAGE 999

10-10-86

Void

Book 7035 Page 998
and
BOOK 7035 PAGE 999