This instrument was prepared by:
ROBERT L. ENGLISH
Attorney at Law
Springfield, Tennessee

Send tax bills to:
NATIONAL MORTGAGE Co.
4041 KNIGHT-ARNOLD ROAD
MEMPHIS, TN 38118

Mortgagee: First National Bank of Springfield, Tennessee

FIELD BOOK GO-14161
MAP 18-16
PARCEL 129

WARRANTY DEED

THIS DEED OF CONVEYANCE, executed and delivered by ALLEAN BAKER, WILLIAM T. BAKER, ELIZABETH TUBERVILLE, BETTY J. HULL, JIMMY D.BAKER and, MARY EVELYN HOLLAND, hereinafter called the Grantors; to GARY MAX BAKER, hereinafter called the Grantee;

BOOK 7242 PAGE 56

WITNESSETH: That for and in consideration of the sum of TEN ($10.00) DOLLARS, cash in hand paid, and other good and valuable considerations, receipt of all of which is hereby acknowledged, we, the said Grantors, have this day bargained and sold and do hereby sell, transfer and convey unto the said Grantee, heirs and assigns, the following described real property, to-wit:

Land in Davidson County, Tennessee, being parts of Lots Nos. 18, 19, and 21 and all of Lot No. 20 in the Moncrief Subdivision of the Allen Mathes Lands, as shown by Survey of Earl Drake, County Surveyor, made March 20, 1937, and more particularly described as follows:

BEGINNING at a point in the Southerly boundary of Lot No. 21, which point is 25 feet West of the Southwest corner of Lot No. 20; thence in a Northerly direction 252.2 feet parallel with the Westerly boundary line of Lot No. 20 to a dead line; thence in a Southeasterly direction 120 feet to a point in the Northern boundary of Lot No. 19, which point is 5 feet West of the Northwest corner of Lot No. 18; thence in a Southerly direction 254.7 feet to a point in the Southerly boundary line of Lot No. 18, which point is 14.5 feet East of the Southeastern corner of Lot No. 19; thence in a Westerly direction 139.5 feet along the Northerly margin of Moncrief Avenue to the point of beginning.

AND BEING the same property conveyed to John W. Baker and Jimmy D. Baker by deed from William H. Manor, a widower of record in Book 5222, page 455, Register's Office of Davidson County, Tennessee. The said John W. Baker died intestate a citizen and resident of Davidson County, Tennessee, October 31, 1981 survived by his widow, Aline Baker and five children, to-wit: William T. Baker, Elizabeth Tuberville, Betty J.

Hull, Jimmy D. Baker and Mary Evelyn Holland, his only heirs at law, all of whom are sui juris.

TO HAVE AND TO HOLD the premises aforesaid, together with all the appurtenances and immunities thereto pertaining, unto the said Grantee, heirs and assigns. The said Grantors covenant with the said Grantee, heirs and assigns: 1) That they are lawfully seized in fee of said land; 2) That they have a good and perfect right to make this conveyance; 3) That said land is unencumbered; and 4) That they will warrant and defend the title in and to said land against the lawful claims and demands of all persons, whomsoever.

BOOK 724 PAGE 57

POSSESSION shall be given with delivery of deed.

TAXES for the year 1987 shall be pro-rated to date of deed.

DATED at the times and places indicated in the notorial statements below.

Allean o Baker
ALLEAN BAKER

William T Baker
WILLIAM T. BAKER

Elizabeth Tuberville
ELIZABETH TUBERVILLE

Betty J. Hull
BETTY J. HULL

Jimmy D Baker
JIMMY D. BAKER

Mary Evelyn Holland
MARY EVELYN HOLLAND

STATE OF ~~Fulton~~ Tennessee (MWH)

COUNTY OF Fulton

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

Witness my hand and seal of office this 12 day of May, 1987 at 1:20 PM.

My commission expires: 9/11/89.

Myra W. Foster

NOTARY PUBLIC

STATE OF Tennessee

COUNTY OF Davidson

BOOK 7242 PAGE 58

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named WILLIAM T. BAKER, 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 contained therein.

Witness my hand and seal of office this 11 day of May, 1987 at 5-11-88, 7:00 P.M.

My commission expires: 10-20-1988

Naomi Gamble

NOTARY PUBLIC

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 ELIZABETH TUBERVILLE, bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes contained therein.

Witness my hand and seal of office this 11 day of May, 1987 at 7:25 PM.

My commission expires: 10-20-1988.

Naomi Gamble

NOTARY PUBLIC

STATE OF Tenn.

COUNTY OF Davidson

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

Witness my hand and seal of office this 11 day of May, 1987 at 7:10, PM.

My commission expires: 10-20-1988

Naomi Gamble
NOTARY PUBLIC

NAOMI GAMBLE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF Tenn.

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JIMMY D. BAKER, 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 contained therein.

Witness my hand and seal of office this 11 day of May, 1987 at 7:30, PM.

My commission expires: 10-20-1988

Naomi Gamble
NOTARY PUBLIC

NAOMI GAMBLE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF Tenn.

COUNTY OF Davidson

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

Witness my hand and seal of office this 11 day of May, 1987 at 7:30, P.M.

My commission expires: 10-20-1988

Naomi Gamble
NOTARY PUBLIC

NAOMI GAMBLE NOTARY PUBLIC DAVIDSON COUNTY

* * * * * *

I, or we, hereby swear or affirm that the actual consideration for this transfer, or the value of the property or interest in property transferred, whichever is greater, is $23,000.00, which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

Lucy Mae Baker
AFFIANT

Subscribed and sworn to before me, this 12 of May, 1987

Myra W. Wester
~~REGISTER or~~ NOTARY PUBLIC

My commission expires: 9/11/89.

BOOK 7242 PAGE 60

2.7.7 5.4

IDENTIFICATION REFERENCE

MAY 20 9 47 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7242 PAGE 61

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
			23000.00- CAMT.	
			64.40 CSTAX	
			.50 PRFEE	
			15.00 WDEED	
			CHECK	79.90-
9343A	05/20/87		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2.7.7 5.4

IDENTIFI REFERENCE

MAY 20 9 47 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 83844