File Box 43

BOOK 7611 PAGE 950

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 82,604.31

Michael E. Baird
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF July 19 88.

Notary Public

MY COMMISSION EXPIRES 10-5-91
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. ONE ELEVEN UNION STREET, NASHVILLE, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
Michael E. Baird	BancBoston Mortgage Corporation	86-7 #185
(NAME) 1604 Robards Way	(NAME) P. O. Box 44090	4D 91897
(STREET ADDRESS OR ROUTE NUMBER) Hermitage, TN 37076	(STREET ADDRESS) Jacksonville, FL 32231	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, Susan Lynn Ward Havlovic, and husband Stephen Havlovic

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael E. Baird and his wife, Teresa B. Baird

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

LAND in Davidson County, Tennessee, being Lot No. 253 on the Plan of P.U.D. Plan, Jackson's Retreat, Phase 5-B, of record in Book 6250, Page 905, Register's Office for Davidson County, Tennessee.

SAID Lot No. 253 fronts 43.28 feet on the westerly margin of Robards Way and extends back 274.35 feet on the northerly line and 115.00 feet on the southeasterly line to a diagonal line in the rear measuring 234.23 feet thereon.

Being the same property conveyed to Susan Lynn Ward, by deed from Randall Phillips Builders, Inc., of record in Book 7221, page 783, Register's Office for Davidson County, Tennessee. The said Susan Lynn Ward, having since married and is now known as Susan Lynn Ward Havlovic.

IT IS AGREED AND UNDERSTOOD that the above named Grantees assume and agree to pay the remaining unpaid balance on a Promissory Note secured by a deed of trust of record in Book 7221, Page 786, said Register's Office, payable according to the terms and conditions therein.

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

Stephen Havlovic, husband of the said Susan Lynn Ward Havlovic, joins in this conveyance for the purpose of conveying any and all right and title that he may now, or at any time in the future, have in subject property, especially his marital rights.

unimproved ( )
This is improved (XX) property, known as 1604 Robards Way (House Number) (Street) Hermitage, TN 37076 (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, esate, 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 ti, 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 my hand this 19th day of July, 1988

Susan Lynn Ward Havlovic

Stephen Havlovic

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STATE OF Wisconsin

County of Winnebago

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Susan Lynn Ward Havlovic and husband, Stephen Havlovic

the bargainor ____, 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 Oshkosh, WI, this 19th day of July 1988.

Commission expires August 6-1990

Candace L. Brawn Notary Public

STATE OF Wisconsin

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 2280 Ripon Road Oshkosh, WI 54904 on this the July day of 19th, 19 88.

My commission expires August 6-1990

Candace L. Brawn Notary Public
Winnebago County Wisconsin

WARRANTY DEED

FROM
Susan Lynn Ward Havlovic

Stephen Havlovic
TO
Michael E. Baird

Teresa B. Baird

Return to:
LAWYER'S ESCROW SERVICE
ONE ELEVEN UNION STREET
NASHVILLE, TENNESSEE 37201

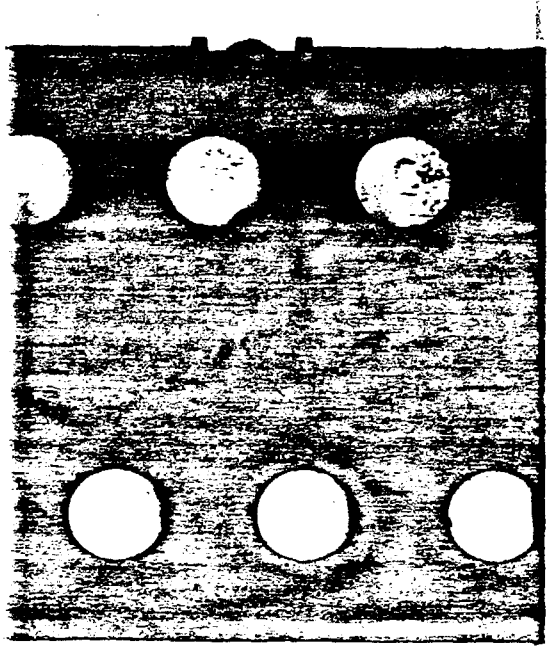
53589

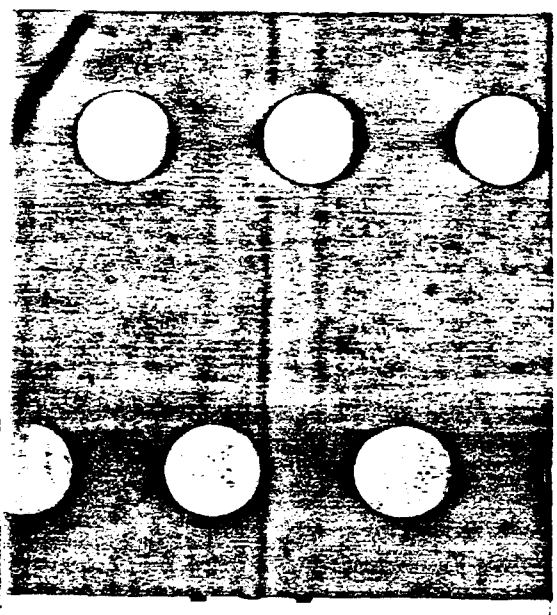
IDENTIFICATION REFERENCE

Jul 28 12 14 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

2094 07/28 0101 03CHECK 279.00





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	82604.31
CON TX	272.58
PRFEE	0.50
WDEED	6.00
TOTAL	279.08
CHECK	279.08

07/28/98 01 12:16 0001 2094

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

53589

IDENTIFICATION REFERENCE

JUL 28 12 14 PM '98

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 117844