BOOK 7854 PAGE 540

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$225,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF May 19 89.

Notary Public

MY COMMISSION EXPIRES:

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 50 Century Blvd., #120, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul M. Bauman (NAME)	New Owner (NAME)	Map 54-13
113 Dekewood Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 145
Old Hickory, TN 37138 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	4D-90944

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, Kenny R. Smith and wife, Cynthia Dawn Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul M. Bauman and wife, Judy D. Bauman

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. 36 on the Plan of Brandywine Place, of record in Book 6250, pages 327 and 328, Register's Office for said County, to which plan reference is hereby made for a more complete and detailed descirption of said lot.

BEING the same property conveyed to Kenny R. Smith and wife, Cynthia Dawn Smith by deed from Riverbirch Builders, Inc., of record in Book 7116, page 59, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to the Declaration of convenants, conditions and restrictions filed of record in Book 6488, page 764, said Register's Office and all other existing easements and building lines of record.

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This is unimproved ( ) improved (XX) property, known as 113 Dekewood Drive (House Number) (Street) Old Hickory, TN 37138 (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 30th day of May 1989

Kenny R. Smith by Toni Parsley, Attorney in fact

Cynthia Dawn Smith by Toni Parsley, Attorney in fact

by Toni Parsley, Atty. in fact

STATE OF TENNESSEE }

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____ (or proved to me on the basis of satisfactory evidence)

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____ _____

Notary Public

STATE OF TENNESSEE }

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____

and _____ with whom I am personally acquainted* and who
(his oath) (himself)
upon (their several oaths) acknowledged (themselves) to be the _____

and _____ respectively of the _____

the within named bargainor, a corporation, and that (he) as such _____
(they)
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 _____

*(or proved to me on the basis of satisfactory evidence)

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19___.

My commission expires _____ _____

Notary Public

WARRANTY DEED

FROM

KENNY R. SMITH AND WIFE,
CYNTHIA DAWN SMITH

TO

PAUL M. BAUMAN AND WIFE,
JUDY D. BAUMAN

Return to:

PRIORITY ESCROW SERVICES INC.
50 Century Boulevard
Suite 120
Nashville, TN 37214

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 Toni Parsley, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Kenny R. Smith and wife, Cynthia Dawn Smith, and acknowledged that she executed the same as the free act and deed of said Kenny R. Smith and wife, Cynthia Dawn Smith.

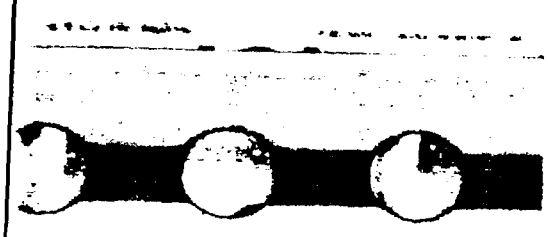
Witness my hand and official seal at Nashville, TN this the 30th day of May, 1989.

My Commission Expires:

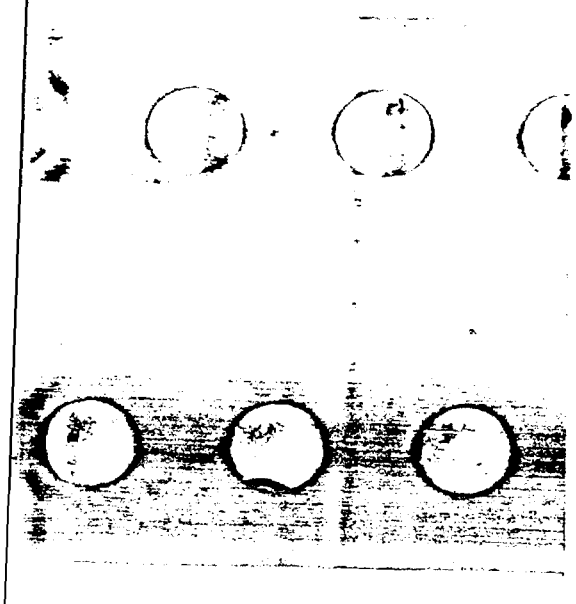
1-11-92

NOTARY PUBLIC DAVIDSON COUNTY

Linda R. Cupit
Notary Public







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
225000.00
CON TX 742.50
PRFEE 0.50
WDEED 6.00
TOTAL 749.00
CHECK 749.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

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No. 215117