BOOK 7865 PAGE 685

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 52,500.00

Eric D Baggett
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
12th DAY OF June 19 89

Kathy J Byrd
Notary Public

MY COMMISSION EXPIRES 1-21-90
(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 101 Cumberland Avenue, Madison, Tennessee 37115

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Eric D. Baggett (NAME)	Valley Fidelity Bank & Trust Co. (NAME)	11D 92952
856 Heritage Circle (ADDRESS)	P. O. Box 1991 (ADDRESS)	42-7A-67
Madison, TN 37115 (CITY) (STATE) (ZIP)	Knoxville, TN 37901 (CITY) (STATE) (ZIP)	

FOR AND 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, Mary Sue Talley , unmarried,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Eric D. Baggett and wife, Melissa Baggett

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. 229 on the Plan of Revised Phase Two, Heritage Square, as of record in Plat Book 5200, page 378, Register's Office for Davidson County, Tennessee, to which Plan reference is here made for a more complete description of said lot.

Being the same property conveyed to Mary Sue Talley by deed from Fox Ridge Homes, Inc., of record in Book 6019, page 462, Register's Office for Davidson County, Tennessee.

4 1 4 3 7

JUN 15 1 38 PM '89

5377 06/15 0101 03CHECK 179.75

This is unimproved ( ) improved (X) property, known as 856 Heritage Circle, Madison, TN 37115
(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 my hand this 12th day of June 19 89

Mary Sue Talley
Mary Sue Talley

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary Sue Talley, unmarried,

the 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 therein contained. Witness my hand and official seal at Madison, Tennessee, this 12th day of June, 19 89.

Commission expires 1-21-90

Kathy J. Bigus
Notary Public

KATHY J. BIGUS NOTARY PUBLIC DAVIDSON CO.

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public, within said for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oaths, acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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_____.

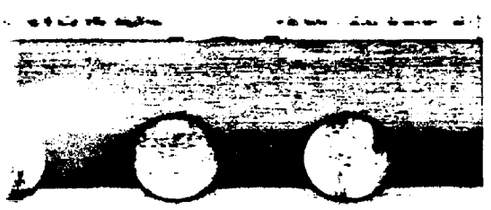
My commission expires _____

_____
Notary Public

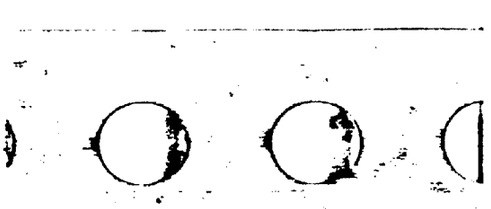
WARRANTY DEED
FROM
Mary Sue Talley

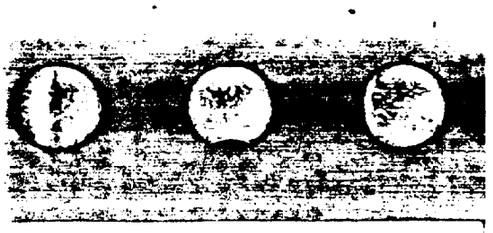
TO
Eric D. Baggett and wife, Melissa Baggett

RETURN TO:
William D. Castleman
101 Cumberland Avenue
Madison, Tennessee 37115









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 52500.00
CON TX 173.25
PRFEE 0.50
WDEED 6.00
TOTAL 179.75
CHECK 179.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/15/89 01 13:40 0001 5377

414437

IDENTIFICATION

JUN 15 1 38 PM '89

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 213699