8992 File Box 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 330
Nashville, Tennessee 37215

BOOK 7933 PAGE 618

RE-RECORD
BOOK 7964 PAGE 170

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
DAVID B. WOLVERTON (NAME)	DOMINION BANKSHARES (NAME)	Map 116-7
1 Lynwood Lane (STREET ADDRESS OR ROUTE NUMBER)	11350 Random Hills Road (STREET ADDRESS)	Parcel 91
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Fairfax, Virginia 22038 (CITY) (STATE) (ZIP)	F.B.#BM2010

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, THOMAS E. BALDRIDGE, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID B. WOLVERTON and wife, SUSAN S. WOLVERTON

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 3 on the Plan of Resubdivision of Lots No. 3 Thru 10 Royal Oaks, as of record in Plat Book 3700, page 1, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Thomas E. Baldridge and wife, Martha Baldridge by deed from Sheridan Construction Company of record in Book 4566, page 719, said Register's Office. The said Martha Baldridge conveyed her interest in subject property to Thomas E. Baldridge by quitclaim deed of record in Book 5320, page 864, said Register's Office.

This conveyance is made subject to: (1) 1989 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 3877, page 494 and Book 4566, page 719; (3) Easements of record in Book 613, page 404, Book 924, page 24 and Book 5818, page 849; and (4) All matters appearing on the Plan of record in Plat Book 3700, page 1, said Register's Office.

Martha Baldridge, spouse of Thomas E. Baldridge, joins in the execution of this instrument for the purpose of conveying any interest she may have in the subject property by virtue of her marriage to the said Thomas E. Baldridge.

6 4 4 8 9.

IDENTIFICATION REFERENCE

SEP 8 9 03 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

2747 09/08 0101 03CHECK 2647.00

This instrument being rerecorded to show that Martha Baldridge and Martha M. Baldridge are one and the same person.

This is improved(XX) unimproved ( ) property, known as 1 Lynwood Lane, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 1st day of September, 1989

Thomas E. Baldridge — By Thomas E. Baldridge
Martha M. Baldridge

THOMAS E. BALDRIDGE

MARTHA BALDRIDGE
By Thomas E. Baldridge, Attorney in Fact for the said Martha Baldridge by Power of Attorney recorded simultaneously herewith.

RE-RECORD BOOK 7964 PAGE 171

BOOK 7933 PAGE 619

STATE OF TENNESSEE :
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____
THOMAS E. BALDRIDGE, married
with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office, this 1st day of September, 19 89.

My commission expires 1/23/93 Notary Public _____

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____
with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, THOMAS E. BALDRIDGE, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney in Fact of MARTHA BALDRIDGE, the maker, and is authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand, at Office, this 1st day of September, 1989.

My commission expires: 1/23/93

Notary Public

7262 10/20 0101 03CHECK 6.00

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 800,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF September, 1989.

MY COMMISSION EXPIRES: 1/23/93 (AFFIX SEAL)

Notary Public

RE-RECORD

WARRANTY DEED 7529

FROM THOMAS E. BALDRIDGE, married

IDENTIF. REFERENCE

OCT 20 8 04 AM '89

FELIX Z. WILSON, JR. REGISTER DAVIDSON COUNTY TN

TO DAVID B. WOLVERTON and wife, SUSAN S. WOLVERTON

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926