WARRANTY DEED BOOK 8231 PAGE 297

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $70,000.00

X Steven J. Baker
Affiant

Sworn to and subscribed before me this 1st day of November, 1990.

Notary Public

My Commission Expires: 1-9-91

This instrument prepared by:

Robert F. Spann, Attorney, First American Center, Suite 1445
Nashville, Tennessee 37238-1445

Address - New Owner:	Send tax bills to:
Steven J. Baker 727 Kent Drive Nashville, Tennessee 37214	Same
Map - Parcel Number:	
Map 96-9-A, Parcel 727 FB #3DZ86127	

4338 11/05 0101 03CHECK 238.00

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and the agreement by the grantee to assume and pay a certain deed of trust of record in Book 7749, page 42, Register's Office for Davidson County, Tennessee, and the further agreement by the grantee to assume and pay a certain deed of trust of record in Book 7749, page 45, said Register's Office, RONALD NATALE, hereinafter called the grantor, has bargained and sold, and by these presents does transfer and convey unto STEVEN J. BAKER, hereinafter called grantee, his 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 Unit B-727 on the Plan of Emery Place, as of record in Book 6250, page 719, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
County, Tennessee.

Being the same property conveyed to Ronald Natale, unmarried, by deed from Kent Development Corporation of record in Book 7749, page 39, Register's Office for Davidson County, Tennessee.

Janet B. Natale, wife of Ronald Natale, in executing this instrument, hereby conveys any and all interest she may have in the above described property.

This is improved property known as 727 Kent Drive, Nashville, Tennessee 37214.

TO HAVE AND TO HOLD the same property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, his heirs and assigns forever; and I do covenant with the said grantee that I am lawfully seised 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 I do

further covenant and bind myself, my heirs, assigns and representatives, to warrant and forever defend the title to the said land to the said grantee, his 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 1 day of Nov, 1990.

Ronald Natale
RONALD NATALE

Janet B. Natale

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, RONALD NATALE, the the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who under oath acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal this 1 day of Nov, 1990.

NOTARY PUBLIC

My Commission Expires: 1-9-91

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JANET B. NATALE, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who under oath acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal this 1 day of Nov, 1990.

NOTARY PUBLIC

My Commission Expires:
1-9-91

70088

IDENTIF. REFERENCE

Nov 5 11 48 AM '90

FELIX A. ... REGISTER
DAVIDSON COUNTY TN.



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8231 PAGE 299

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	70000.00
CON TX	231.00
PRFEE	1.00
WDEED	6.00
TOTAL	238.00
CHECK	238.00

11/05/90 01 10:48 0001 4338

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

70088

IDENTIF. TREFERENCE

Nov 5 10 48 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 370405