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FORM NO. WD-1 REV. 10-86

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 95,794.00

X
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF November, 19 90

Notary Public

MY COMMISSION EXPIRES: 10-25-91
(AFFIX SEAL)

FILE BOX 61

THIS INSTRUMENT WAS PREPARED BY
Walt, Dyer & James, Attys., Suite 130, One Burton Hills Blvd., Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	MORTGAGEE:	MAP-PARCEL NUMBERS
Timmie L. Clemons (NAME)	Chemical Mortgage Co. (NAME)	141-15-A
7347 Rolling River Pkwy. (STREET ADDRESS OR ROUTE NUMBER)	101 East Town Street (STREET ADDRESS)	4900
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	Columbus, OH 43215 (CITY) (STATE) (ZIP)	9D-68033

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, Samuel Q. Baker and wife, Ann B. Baker

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timmie L. Clemons and wife, Barbara J. Clemons

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. 27 on the Plan of Section I, Rolling River Estates, of record in Book 4860, Page 27, Register's Office for said County, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Samuel Q. Baker and wife, Ann B. Baker by deed from Ennis Lee Pearce, Jr. and wife, Elizabeth Cobb Pearce of record in Book 6945, Page 629, said Register's Office.

IT IS UNDERSTOOD and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to Atlantic Coast Mortgage Company (now Chemical Mortgage Co.) of record in Book 6945, Page 632, Register's Office for Davidson County, Tennessee, and also that the account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

74351

IDENTIF. REFERENCE

Nov 21 1 57 PM '90

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY TN.

This is improved (X) unimproved ( ) property, known as 7347 Rolling River Pkwy. Nashville, TN 37221
(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 our hand s this 19th day of November, 19 90

Samuel Q. Baker

Ann B. Baker

STATE OF ~~Colorado~~ TN
Nashville County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Samuel Q. Baker and wife, Ann B. Baker

the bargainor s, 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 ~~Boulder, Colorado~~ Nashville TN, this 19th day of ~~November~~ 19 90.

Commission expires 5-8-94

Notary Public

STATE OF TENNESSEE
Davidson County

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 6688 Gunpark Dr., Boulder, Co., Boulder County on this the 19th day of November, 1990

My commission expires 11-18-94

Notary Public

STATE OF TENNESSEE
Davidson County

On this _____ day of _____, 19____, personally appeared before me, _____, 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

_____

and is authorized by them to execute this instrument on their behalf, as their free act and deed.

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

_____
Notary Public

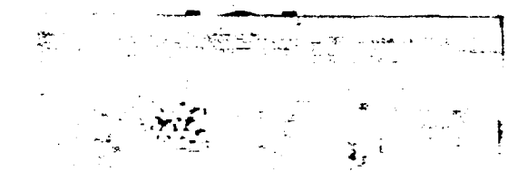
My commission expires:

_____

94R3 1721 0101 03CHEZK 323.14

OFFICIAL RECEIPT

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



RECEIVED OF _____

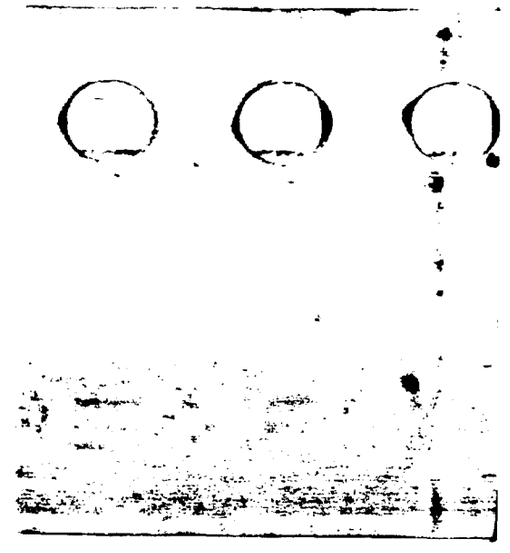
FOR _____

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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 95794.00
				CON TX 316.14
				PRFEE 1.00
				WDEED 6.00
				TOTAL 323.14
				CHECK 323.14
11/21/90	01			13:55 0001 9418





RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

74351

IDENTIF. REFERENCE

NOV 21 1 57 PM '90

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 375406