WARRANTY DEED

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $ 72,000.00

Affiant

Sworn to and subscribed before me this 30 day of October, 1991.

NOTARY PUBLIC

My Commission Expires: 11-26-94

This instrument prepared by:

ROBERT F. SPANN, Attorney
First American Center, 15th Floor
315 Deaderick Street, Suite 1545
Nashville, Tennessee 37238-1545
615/242-2525

RECT 10 31 0101 03CHECK 273.40

ADDRESS - NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
GARY L. BAKER et ux 625 Atlanta Dr Hermitage, Tn 37076	Lincoln Service Corp P.O. Box 985 100 Walnut St Owensboro, Ky 42302-0985	Map 75-4 Parcel 112

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and the agreement to assume and pay a certain Deed of Trust of Record in Book 6669, Page 877, Register's Office for Davidson County, Tennessee, We, RUSSELL C. EDWARDS and wife, MELINDA A. EDWARDS, hereinafter called Grantors, have bargained and sold, and by these presents do transfer and convey unto GARY L. BAKER and wife, ROSE M. BAKER hereinafter called Grantees, their heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

> LAND in Davidson County, Tennessee, being Lot No. 381 on the Plan of Section Six, Tulip Grove, of record in Book 4460, Page 19, Register's Office for said County, to which Plan reference is hereby made for a more complete and accurate description thereof.
>
> BEING the same property conveyed to RUSSELL C. EDWARDS and wife, MELINDA A. EDWARDS by deed from DAVID C. PRUETT and wife, CAROLYN F. PRUETT of record in Book 7085, Page 340, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the same property, with all appurtenances, estate, title, and interest thereto belonging to the Grantees, their heirs and assigns forever; and we do covenant with the said Grantees that we are 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 we do further covenant and bind ourselves, our heirs, assigns 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 hands this 25 day of October, 1991.

RUSSELL C. EDWARDS, Grantor

MELINDA A. EDWARDS, Grantor

STATE OF SOUTH CAROLINA)
)
COUNTY OF Horry)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **RUSSELL C. EDWARDS**, 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 25 day of October, 1991.

NOTARY PUBLIC

My Commission Expires: My Commission Expires Mar. 7, 2000

STATE OF SOUTH CAROLINA)
)
COUNTY OF Horry)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MELINDA A. EDWARDS**, 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 25 day of October, 1991.

NOTARY PUBLIC

My Commission Expires: My Commission Expires Mar. 7, 2000

58304

OCT 31 8 46 AM '91

PICK-UP

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8475 PAGE 123

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 72000.00
CON TX 266.40
PRFEE 1.00
WDEED 6.00
TOTAL 273.40
CHECK 273.40

10/31/91 01 08:47 0001 7465

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.8304

IDENTIFICATION

Oct 31 8 46 AM '91

No. 472152