MAP: 86-04-0

GROUP:

PARCEL: 6.00

THIS INSTRUMENT PREPARED BY: JAMES B. DANCE, ATTORNEY, CARTHAGE, TENNESSEE, UPON INFORMATION FURNISHED BY THE PARTIES.

BOOK 8559 PAGE 966

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, WE, HENRY ALLEN McCORMICK and EMILY JOYCE McCORMICK have this day bargained and sold and by these presents do hereby transfer and convey unto MARVIN ODELL BAKER and wife, DOLLY MAE BAKER, their heirs and assigns, the following described tract or parcel of land in Davidson County, Tennessee described as follows, to wit;

> Land in Davidson County, Tennessee, being Lot No. 140 on the Plan of Jackson's Retreat, Phase III, as of record in Book 5200, pages 518 and 519, Register's Office for said County.
>
> Said Lot No. 140 fronts 71.59 feet along the southerly margin of Old Lebanon Dirt Road and fronts 75 feet along the westerly boundary of Andchel Drive, said frontages being joined by a curve measuring 39.27 feet; the southerly line of said lot extends back 96.59 feet and intersects the westerly line which measures 100 feet thereon.
>
> Being the same tract or parcel of land as that conveyed to Henry Allen McCormick and wife, Emily Joyce McCormick by deed from Randall Phillips Builders, Inc. dated April 10, 1984 and of record in Deed Book 6269, page 217, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said MARVIN ODELL BAKER and wife, DOLLY MAE BAKER, their heirs and assigns, forever.

WE COVENANT that we are lawfully seized and possessed of said tract or parcel of land in fee simple; that we have a good and lawful right to convey same and that same is unencumbered.

WE FURTHER COVENANT and bind ourselves, our heirs and representatives, to warrant and forever defend title to said tract or parcel of land to the said MARVIN ODELL

BAKER and wife, DOLLY MAE BAKER, their heirs and assigns, against the lawful claim of all persons, whomsoever.

WITNESS our signatures this the 24th day of FEBRUARY, 1992.

Henry Allen McCormick
HENRY ALLEN McCORMICK

Emily Joyce McCormick
EMILY JOYCE McCORMICK

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BOOK 8559 PAGE 967

PERSONALLY appeared before me, the undersigned, a Notary Public in and for the aforesaid County and State, the within named HENRY ALLEN McCORMICK and EMILY JOYCE McCORMICK, the bargainors, with whom I am personally acquainted, or who proved their identity to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office in Nashville, Davidson County, Tennessee, this the 24th day of February, 1992.

NOTARY PUBLIC
MY COMMISSION EXPIRES: [illegible] May 23 1992

STATE OF TENNESSEE

COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration of this transfer or value of the property transferred, whichever is greater is $ 71,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Marvin E. Baker
AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME
THIS 27th DAY OF February, 1992.

J. Chandler Dep. Reg
~~NOTARY PUBLIC~~
~~MY COMMISSION EXPIRES:~~ _____

SEND PROPERTY TAX NOTICE TO: (New Owner)

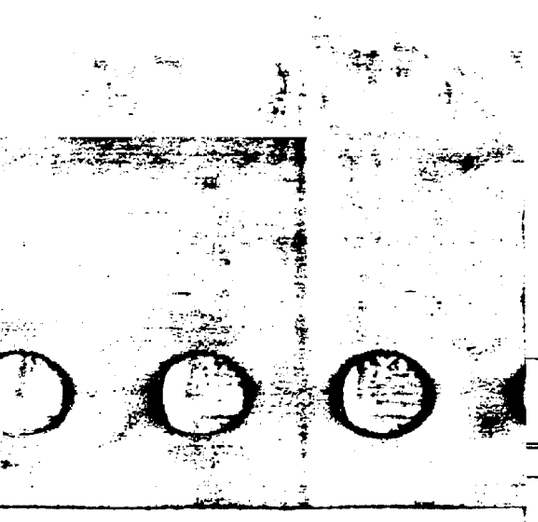
Emily Joyce McCormick
1500 Anchen Drive
Hermitage, TN 37076

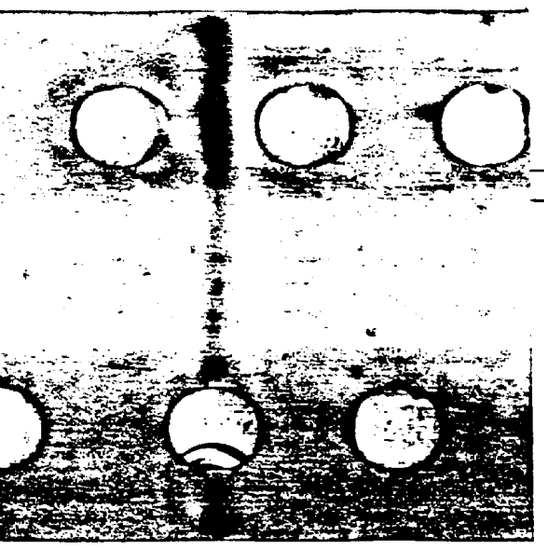
PICK-UP

FEB 27 2 17 PM '92

4977 02/27/92 0101 03CHECK 269.

97455





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

RECEIVED OF _____

FOR _____

BOOK 8559 PAGE 968

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 71000.00
				CON TX 262.70
				PRFEE 1.00
				WDEED 6.00
				TOTAL 269.70
				CHECK 269.70
02/27/92	01			14:18 0001 4977

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

87495

IDENTIFICATION REFERENCE

FEB 27 2 17 PM '92

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY, TENN.

No. 505494