BOOK 8818 PAGE 469
FILE BOX #52

This Instrument Prepared By:

Lehman Land Title, Inc.
5211 Maryland Way, Suite 1060
Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Gene Baker	Fleet Mortgage Corporation	160-11-0-A-063
(NAME)	(NAME)	
30 Abingdon Court	783 Old Hickory Blvd.	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Brentwood, TN 37027	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ($10.00)---------- *Dollars.*

Cash in hand paid by Gene Baker and Mary Seeley Bieker and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

Arthur C. Mann and wife, Susan L. Mann

have this day bargained and sold, and do hereby transfer and convey unto the said Gene Baker and Mary Seeley Bieker

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, more particularly described as follows:

Lot No. 3 on the Plat of Hemmingwood, Phases, I, II, III and IV, of record in Book 6900, pages 6, 7 and 8, Register's Office, Davidson County, Tennessee to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Arthur C. Mann and wife, Susan L. Mann by deed from Homes by Heritage, Inc., a Tennessee corporation of record in Book 7628, Page 187, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (1) Taxes (2) All Restrictions of record (3) All Easements of record (4) All visible Easements (5) All matters appearing on the Plan of record (6) All applicable Governmental and Zoning regulations.

7.5.2.5.1.

IDENTIFICATION REFERENCE

DEC 18 2 24 PM '92

REGISTER'S OFFICE DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value whichever is greater for this transfer is $ 275,900.00

Affiant

Subscribed and sworn to before me this the 17th *day of* December *19* 92

Notary Public

My Commission expires: *(Affix Seal)*

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

This is improved (XX) property, known as 30 Abingdon Court Brentwood, TN 37027 *unimproved ( )*
(House Number) (Street) P.O. Address: (City or Town).

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 17th *day of* December *, 19* 92*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Arthur C. Mann

Susan L. Mann

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me _____, *a Notary Public in and for said County and State* Arthur C. Mann and wife, Susan L. Mann

the within named bargainor (s), *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Brentwood, *Tennessee, this* 17th *day of* December, *19* 92

_____ *Notary Public*

Commission expires 5-15-95

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____ *self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19* _____.

_____ *Notary Public*

Commission expires _____

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this _____ *day of* _____, *19* _____ *before me, the undersigned, a Notary Public in and for said County and State, personally appeared* _____, *to me known (or proved by me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of* _____, *and acknowledged that* _____ *executed the same as the free act and deed of said* _____. *Witness my hand and official seal at* _____, *Tennessee, this* _____ *day of* _____, *19* _____.

_____ *Notary Public*

My Commission Expires _____

WARRANTY DEED

FROM
Arthur C. Mann and wife,
Susan L. Mann

TO
Gene Baker and Mary Seeley
Bieker

1029.83 02:ECK 10/0 81/01 6212

Compliments of
LEHMAN LAND TITLE, INC.
155 Franklin Road, Suite 151
Brentwood, Tennessee 37027
Phone (615) 371-8999



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

RECEIVED OF _____

FOR _____

BOOK 8818 PAGE 471

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 275900.00
				CON TX 1020.83
				PRFEE 1.00
				WDEED 8.00
				TOTAL 1029.83
				CHECK 1029.83
12/18/92	01			14:23 0001 3439

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.5.2.5.1.

IDENTIFICATION REFERENCE

DEC 18 2 24 PM 1992

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 602608