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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF WILLIAMSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 91,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 3rd DAY OF May, 1993

Notary Public

MY COMMISSION EXPIRES 5-28-95

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
5034 Thoroughbred Lane, Suite A, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO /and Mortgagee is:	MAP-PARCEL NUMBERS
Gary S. Baxter et ux (NAME)	Same/Southeastern Mortgage of Tennessee, Inc. (NAME)	118-10-0-102.00
3402 Pleasant Valley Rd. (STREET ADDRESS OR ROUTE NUMBER)	565 Marriott Drive, Suite 250 (STREET ADDRESS)	
Nashville, TN 37204 (CITY) (STATE) (P O ZIP)	Nashville, TN 37214 (CITY) (STATE) (ZIP)	

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, Martha Edwards

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gary S. Baxter and wife, Virginia L. Baxter

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. 25 on the plan of Part of the O. F. Noel Estate Pleasant Valley, of record in Book 1424, page 63, Register's Office for said County.

Said Lot No. 25, which is a corner lot, fronts 58 feet on the easterly margin of Pleasant Valley Road and fronts 150.8 feet on the northerly margin of an unnamed 50 foot road, said frontages being joined by a curve having a length of 39.27 feet, and extends back 112.2 feet on the easterly line and 184.2 feet on the northerly line to a point of intersection.

Being the same property conveyed to Martha Edwards, unmarried, by deed from Stanley W. Coffman and wife, Sumei T. Coffman, of record in Book 7807, page 820, Register's Office for Davidson County, Tennessee.

17.87.

IDENTIFICATION REFERENCE

MAY 10 11 00 AM '93

DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 3402 Pleasant Valley Road (House Number) (Street) Nashville, TN 37204 (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 my hand this ~~30th~~ 3RD day of ~~April~~ MAY, 1993

Martha Edwards

Martha Edwards

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INDIVIDUAL ACKNOWLEDGEMENT

State of Tenneesee

County of DAVIDSON

Personally appeared before me, the undersigned Martha Edwards a Notary Public of said county,

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 she executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this 3RD day of MAY 1993

Beverly Walker
NOTARY PUBLIC

My commission expires:

10-17-94

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ 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 himself to be President (or other officer authorized to execute the instrument) 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 himself as _____.

WITNESS my hand and seal, at office in _____,

this _____ day of _____, 19____

_____
NOTARY PUBLIC

My commission expires:

_____

WARRANTY DEED

FROM

Martha Edwards

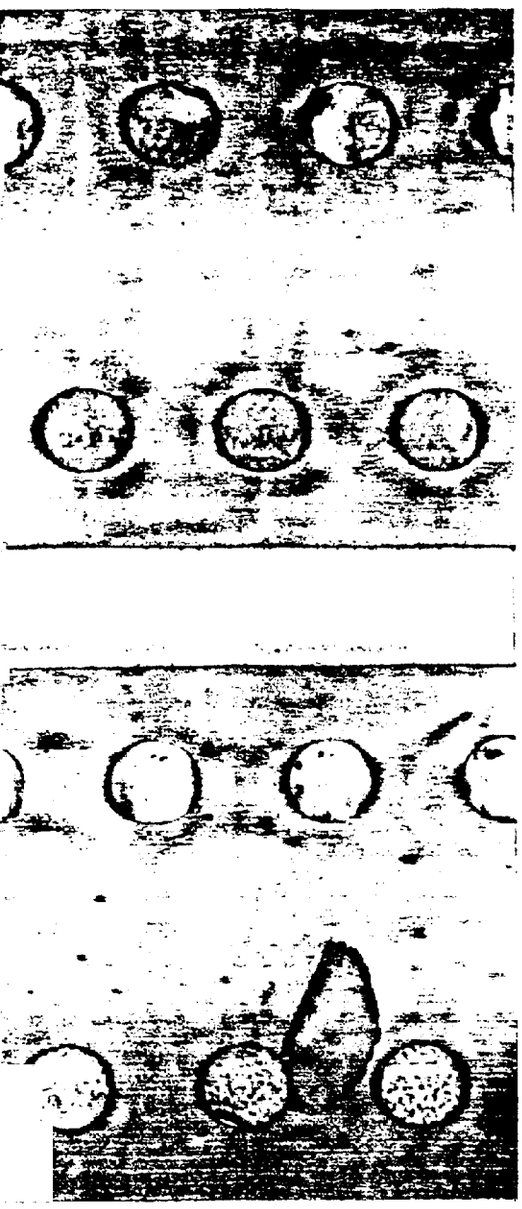
TO

Gary S. Baxter and wife,

Virginia L. Baxter

PATRICIA SPICER CARDEN
Attorney At Law
5034 Thoroughbred Lane, Suite A
Brentwood, Tennessee 37027

1135 05/10 0101 03CHECK 345.70



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 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 91000.00
				CON TX 336.70
				PRFEE 1.00
				WDEED 8.00
				TOTAL 345.70
				CHECK 345.70
			05/10/93 01	10:59 0001 1135

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1.7.8 7.7.

IDENTIFICATION REFERENCE

MAY 10 11 00 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 649243