This Instrument Prepared From Without Title Search
By Information Provided By the Parties By:
JOHN T. GWIN, ATTORNEY AT LAW
2542 North Mt. Juliet Road
Post Office Box 888
Mt. Juliet, TN 37122

BOOK 8995 PAGE 541

ADDRESS NEW OWNER:
Bobby N. Prior and Loretta L. Prior
132 Scenic View Drive
Old Hickory, Tennessee 37138

SEND TAX BILL:
To Owner

MORTGAGEE:
Johnny D. Baker and wife, Nona Bell Baker
5440 Central Pike
Mt. Juliet, TN 37122

MAP AND PARCEL:
Map 43-8
Parcel 9
FB# 4D-37020

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Johnny D. Baker and wife, Nona Bell Baker**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Bobby N. Prior and wife, Loretta L. Prior**, 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 the Fourth Civil District of Davidson County, Tennessee, being Tract No. 6 on unrecorded plan of H.A. Youngblood's Subdivision, described according to a Map made by Cantrell, Connell and Morrison, Surveyors, May 1954, as follows:
>
> Beginning at a point on the southwesterly margin of Scenic Drive at the southeasterly corner of the Morgan Hurt Property; thence along the margin of said Drive, South 47 deg. 47 min. East 70.2 feet to a point, the common corner of Tracts Nos. 5 and 6; thence with the line between said two tracts, South 42 deg. 13 min. West 135 feet to the point in the northeasterly line of Tract No. 7; thence with the line between Tracts Nos. 6 and 7, North 47 deg. 47 min. West 72 feet to a point in the line of said Hurt property; thence with his line North 43 deg. 01 min. East 135 feet to the beginning.
>
> This is the same description as the prior deed of record.
>
> Being the same property conveyed to Johnny D. Baker and wife, Nona Bell Baker by deed from Alex Eugene Hembree, a single man, dated November 29, 1990, as of record in Book 8248, page 916, Register's Office for Davidson County, Tennessee.

This is improved property known as 132 Scenic View Drive, Old Hickory, TN 37138.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Bobby N. Prior and wife, Loretta L. Prior, their heirs and assigns, forever; and we, Johnny D. Baker and wife, Nona Bell Baker, 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 18th day of June, 1993.

Johnny D. Baker

Johnny D. Baker

Nona Bell Baker

Nona Bell Baker

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Johnny D. Baker and wife, Nona Bell Baker, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Mt. Juliet, Tennessee, this the 18th day of June, 1993.

Patricia M. Dunn

NOTARY PUBLIC

My Commission Expires: February 3, 1997

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is $ 25,000.00.

Loretta L Prior

AFFIANT

Subscribed and sworn to before me
this 18th day of June, 1993.

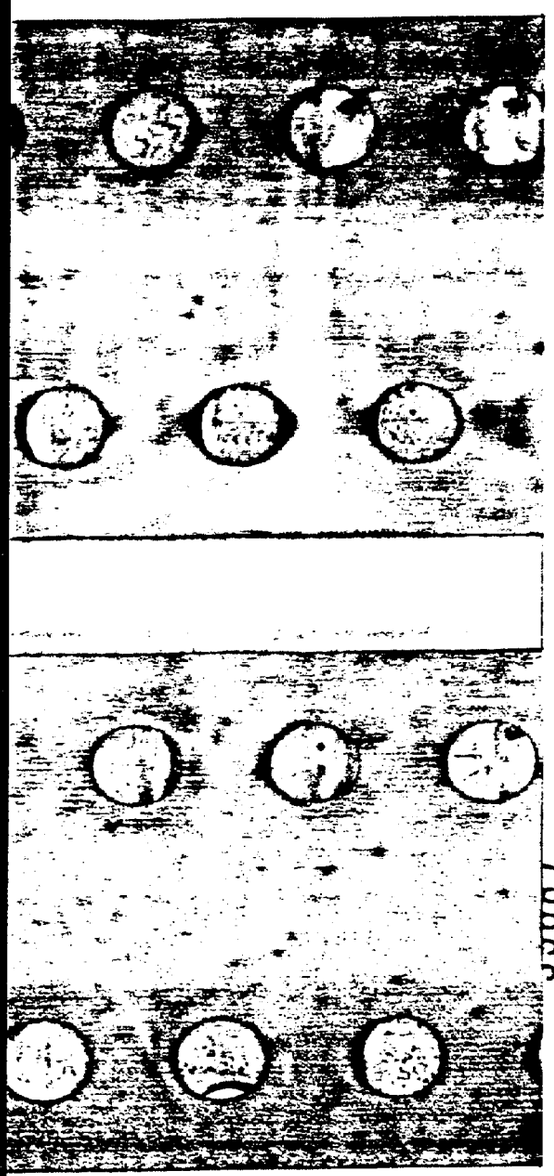
Patricia M. Dunn

NOTARY PUBLIC
My Commission Expires: February 3, 1997

35087
IDENTIF. & REFERENCE

FILED
JUN 28 PM 2:00
WILSON REGISTER
WILSON COUNTY, TN.

3760 06/28 0101 03CHECK 101.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8995 PAGE 543

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 25000.00
CON TX 92.50
PRFEE 1.00
WDEED 8.00
TOTAL 101.50
CHECK 101.50

06/28/93 01 14:00 0001 2760

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

IDENTIF. # REFERENCE 35087

93 JUN 28 PM 2:00

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 667963