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PREPARED BY AND RETURN TO:
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref.: (kd) (Title No. 33622)
Davidson Co. File: Box 8

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 160,500.00

Affiant

Sworn and subscribed before me this 19th day of July, 1993.

Notary Public

My Comm. Expires: Sept 16, 1995

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

ADDRESS NEW OWNER:	RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL NUMBERS
Herbert L. Baker Ann M. Baker 6837 Old Charlotte Pike Nashville, Tennessee 37209	Third National Bankin Nashville P. O. Box 305110 Nashville, Tennessee 37230-5110	102-11-002

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Stephen E. Thomas and spouse, Kathy B. Thomas,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Herbert L. Baker and spouse, Ann M. Baker,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 396 on the plan of Brook Meade, Section 10, of record in Book 2331, page 135, Register's Office for said County.

SAID Lot No. 396 fronts 135.0 feet on the southerly margin of Old Charlotte Pike and extends back 343.7 feet on the westerly line and 337.1 feet on the easterly line to a dead line in the rear, measuring 135.2 feet thereon.'

BEING the same property conveyed to Stephen E. Thomas and wife, Carolyn M. Thomas by deed from Barbara L. Killingsworth Jones and husband, Kenneth W. Jones of record in Book 6007, page 511, said Register's Office. The said Carolyn M. Thomas having since deceased.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

Kathy B. Thomas, spouse of Stephen E. Thomas, joins in this conveyance solely for the purpose of waiving any marital interest she might have in the subject property.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

55447

This is improved property, known as: 6837 Old Charlotte Pike, Nashville, Tennessee 37209

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 19th day of July, 1993.

Stephen E. Thomas

Kathy B. Thomas

3233 07/27 0101 03CHECK 602.85

State of Tennessee
County of Davidson

On this 19th day of July, 1993, before me the undersigned authority, personally appeared **Stephen E. Thomas and Kathy B. Thomas**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: Sept 16, 1995

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public



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	
	160500.00
CON TX	593.35
PRFEE	1.00
WDEED	8.00
TOTAL	602.35
CHECK	602.85

07/27/93 01 09:47 0001 8233

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

44995

IDENTIFICATION REFERENCE

93 JUL 27 AM 9:47

No. 678584