OWNER:
CHARLES R. KAELIN

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds
Attorneys at Law
148 Public Square
Lebanon, TN 37087

Mail

SEND TAX BILLS TO:
Charles R. Kaelin
407 Forrest Lane Drive
Gaffney, SC 29340

Map 64-3 Group C Parcel 14 CO

BOOK 9081 PAGE 152

93 SEP 15 PM 1:22

REGISTER
DAVIDSON COUNTY, TN.

63148

IDENTIF. & REFERENCE

D E E D

FOR AND IN CONSIDERATION of the sum of One Hundred Thirty-Five Thousand Dollars ($135,000.00) cash in hand paid, the receipt of which is hereby acknowledged, we, **A. TERRY BASKIN and wife, DONNA H. BASKIN,** have this day bargained and sold and by these presents do hereby transfer and convey unto **CHARLES R. KAELIN and wife, PATRICIA L. KAELIN,** as tenants by the entirety, their heirs and assigns, forever, the following tract or parcel of land, situated and lying in Davidson County, Tennessee, bound and described as follows, to-wit:

> Being Lot No. 290 on the Revised plat of Brandywine Point, a Planned Unit Development, Phase One, Section 2, which plat is of record in Book 7900, Page 172, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and detailed description of said lot.
>
> Being the same property conveyed to A. TERRY BASKIN and wife, DONNA H. BASKIN, by deed from Sharon V. Tobin, dated 8/23/91, and of record in Book 8421, page 924, Register's Office for Davidson County, Tennessee.
>
> This description is the same as in the prior deed.
>
> THIS IS UNIMPROVED PROPERTY

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto belonging, unto the said **CHARLES R. KAELIN** and wife, **PATRICIA L. KAELIN,** their heirs and assigns, in fee simple, forever.

WE COVENANT with said Grantees that we are lawfully seized and possessed of said property; that we have a good and lawful

right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and that we will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

This conveyance is made subject to any and all visible easements or rights-of-way. Subject to restrictions of record in Book 8210, Page 188. Subject to any matters shown on the plat of record in Book 7900, Page 172, including but not limited to a 30-foot minimum building setback line from Turner Court; a 5-foot minimum building setback line on rear and west side of Lot; a 15-foot minimum building setback line on the east side of lot; and a 15-foot public utility and drainage easement along the front of lot.

POSSESSION to be given with delivery of deed.

Property taxes for the year 1993 shall be prorated as of the date of this deed.

WITNESS OUR SIGNATURES hereto this 10th day of September, 1993.

A. Terry Baskin
A. TERRY BASKIN

Donna H. Baskin
DONNA H. BASKIN

STATE OF TENNESSEE)
)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a notary public of the state and county aforesaid, A. TERRY BASKIN and wife, DONNA H. BASKIN, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 10th day of September, 1993.

Notary Public

My commission expires: 3/15/95

JO ANN AULLS NOTARY PUBLIC WILSON COUNTY, TN

09/15 0101 03CHECK 512.50

The actual consideration or value, whichever is greater, for this transfer is $135,000.00.

Debbie A. Rogers
Affiant

Sworn to and subscribed to before me, this the 10th day of Sept., 1993.

Notary Public

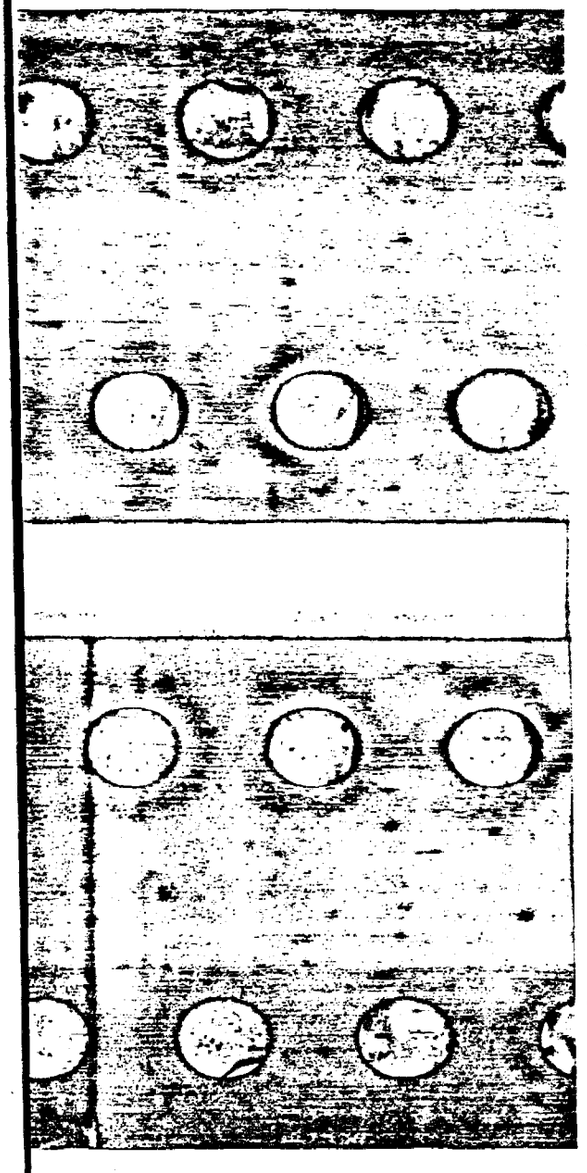
My commission expires: 3/15/95

NOTARY PUBLIC WILSON COUNTY, TN.

BOOK 9081 PAGE 154

State Tax: $
Fee $ 1.00
Recording Fee $
Total $
Receipt No.
MARGIE L. TRICE, Register
By Deputy

Filed for record 19
at O'clock P. M.
Noted in Note Book Page #
Recorded in Book Page #
in the Register's office of
Wilson County, Tennessee,
On this day of 19
, Register
By: Dep. Reg.



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

RECEIVED OF _____

FOR _____

BOOK 9081 PAGE 155

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	135000.00
			CON TX	499.50
			PRFEE	1.00
			WDEED	12.00
			TOTAL	512.50
			CHECK	512.50
09/15/93	01		13:23 0001	5611

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

63148
IDENTIF. & REFERENCE

93 SEP 15 PM 1:22
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 698041