9627

BOOK 9627 PG 562

B0453

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 54,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF March 19 95

Notary Public

MY COMMISSION EXPIRES: January 25, 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES TIMOTHY EDMISON, SR. (NAME)	MORTGAGE RESOURCES, INC. (NAME)	MAP 42-09
917 WESTCHESTER DRIVE (ADDRESS)	404 BNA DRIVE, BLDG 200, STE 400 (ADDRESS)	PARCEL
MADISON, TN 37115 (CITY) (STATE) (ZIP)	NASHVILLE, TN 37217 (CITY) (STATE) (ZIP)	83.00

FOR AND 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, SARAH M. BOLIN, now being SARAH M. BOLIN BAGGETT AND HUSBAND, JAMES BAGGETT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES TIMOTHY EDMISON, SR. AND WIFE, JACKIE H. EDMISON

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. 76, Section One, Kemper Heights Subdivision, as of record in Book 2331, pages 65 and 66, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to WINFRED BOLIN AND WIFE, SARAH M. BOLIN, by Deed of record in Book 2539, page 57, Register's Office for Davidson County, Tennessee; the said WINFRED BOLIN having since died and the said SARAH M. BOLIN having since remarried, the property vests in SARAH M. BOLIN BAGGETT as surviving tenant by the entirety.

JAMES BAGGETT joins in this conveyance for the purpose of conveying any right, title or interest, which he may have, marital or otherwise, in and to subject property.

95 MAR 27 AM 8:38
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

45224
IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 917 WESTCHESTER DRIVE, MADISON, TN 37115
(House Number) (Street) (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/our hand s this 24th day of March, 19 95

Sarah M. Bolin Baggett
SARAH M. BOLIN BAGGETT

James F. Baggett
JAMES BAGGETT

BOOK 9627 PG 563

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named SARAH M. BOLIN BAGGETT AND JAMES BAGGETT

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that THEY she executed the within instrument for the purposes therein contained. Witness my hand and official seal at GOODLETTSVILLE, Tennessee, this 24th day of March, 19 95.

Commission expires January 24, 1998

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

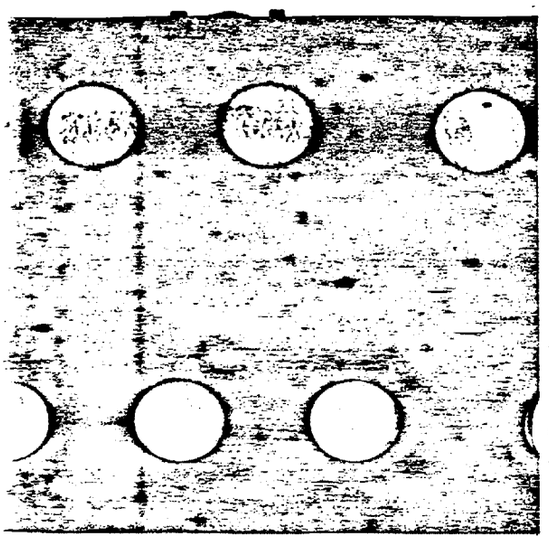
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

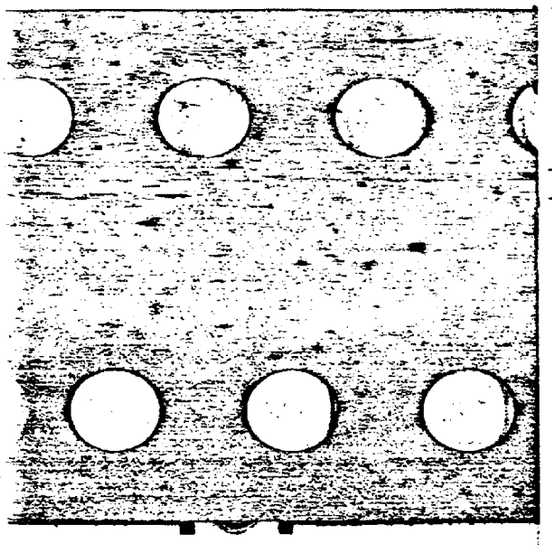
My commission expires _____

Notary Public

3884 03/27 0101 03CHECK

208.80





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9627 PG 564

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 54000.00	
			CON TX 199.80	
			PRFEE 1.00	
			WDEED 8.00	
			TOTAL 208.80	
			CHECK 208.80	
03/27/95	01	08:39 0001	3884	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45224
IDENTIF. ↑ REFERENCE

95 MAR 27 AM 8:38
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 893441