FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON 10594 pg 1
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 91,000.00

Mark Doug Baldwin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF August, 19 97

ZANA C. DE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

MY COMMISSION EXPIRES: January 20, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mark Doug Baldwin (NAME)	First American National Bank (NAME)	MAP 133-7
3721 Valley Ridge Drive (ADDRESS)	First American Center (ADDRESS)	PARCEL 277
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Nashville, TN 37237 (CITY) (STATE) (ZIP)	

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, Linda Branner McLeod and husband, William O. McLeod

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mark Doug Baldwin and wife, Ardith Lenore Baldwin

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:

BEING Lot No. 204, on the plan of Valley View Meadows, Section III, of record in Book 3700, Page 93, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Linda Branner by deed from Thomas D. Steele, Attorney, of record in Book 5569, Page 641, Register's Office for said County.

Linda Branner and Linda Branner McLeod being one and the same person.

This conveyance is subject to Restrictive Covenants of record in Book 4082, Page 106; and Book 4065, Page 227, Register's Office for said County.

0344520
IDENTIF. & REFERENCE

97 SEP -3 PM 3:28
FELIX Z. ... REGISTER
DAVID... CO. TN.

4336 09/03 0101 03CHECK 345.70

unimproved ( )
This is improved (X) property, known as 3721 Valley Ridge Drive, Nashville, TN 37211
(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 hand this 29th day of August, 19 97

Linda Branner McLeod
Linda Branner McLeod

William O. McLeod
William O. McLeod

BOOK 10594 PG 2

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 Linda Branner McLeod and husband, William O. McLeod

the bargainor s with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they ~~xxxx~~ executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29th day of August, 19 97.

Commission expires January 20, 1999

ZANA C. PETTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

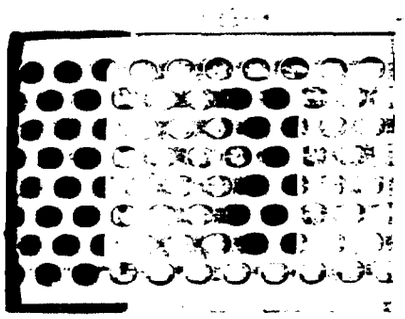
STATE OF TENNESSEE
COUNTY OF

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



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

RECEIVED OF _____

FOR _____

BOOK 10594 PG 3

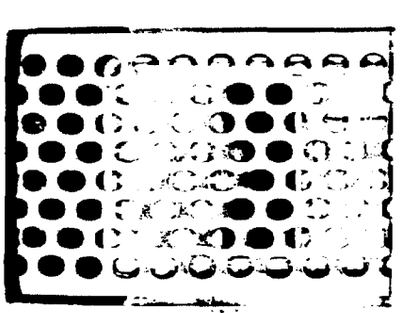
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

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

09/03/97 01 15:28 0001 4336

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0344520
IDENTIF. # REFERENCE

97 SEP -3 PM 3:28
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1193816