WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 185,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF October 19 97

Notary Public

MY COMMISSION EXPIRES: 33-99
(AFFIX SEAL)

BOOK 10675 PG 398

TCB-ETCC-97-1506
111 W. College Street, Murfreesboro, TN 37130
313 E. Main Street, Suite 5, Hendersonville, TN 37075

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
4733 Andrew Jackson Pkwy. #1-C, Hermitage, TN 37076
1187 Vultee Boulevard, Nashville, TN 37217
155 Franklin Rd., Suite 150, Brentwood, TN 37027
1885-C Ft. Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steven G. Baker (NAME)	Crestar Mortgage Corporation (NAME)	MAP 155-10-A
609 Indian Ridge Drive (ADDRESS)	901 Semmes Avenue (ADDRESS)	PARCEL 103
Nashville, Tennessee 37221 (CITY) (STATE) (ZIP)	Richmond, VA 23224 (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, Daniel Keith Chessor, an unmarried person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steven G. Baker and wife, Lanita D. Baker

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. 40 on the Plan of McCrory Trace Estate, as of record in Plat Book 6900, Pages 720-723, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being part of the same property conveyed to Daniel Keith Chessor, an unmarried person by Deed from R.W. Boster & Associates, Inc., a Tennessee Corporation, of record in Deed Book 7929, Page 676, Register's Office for Davidson County, Tennessee.

This conveyance is subject to Restrictive Covenants of record in Deed Book 7241, page 597 and Deed Book 7576, page 846, Register's Office for said County.

This conveyance is subject to any and all existing easements and restrictions of record.

0367314
IDENTIF. & REFERENCE
97 NOV -6 PM 2:59
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

This is improved (X) unimproved ( ) property, known as 609 Indian Ridge Drive, Nashville, Tennessee 37221
(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 30th day of October 19 97

Daniel Keith Chessor

Daniel Keith Chessor

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 1067 PG 399

,Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Daniel Keith Chessor, an unmarried person

the bargainor _____, with whom I am personally acquainted ~~or proved~~ to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood Tennessee, this 30th day of October, 19 97.

Commission expires 3-3-99

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

8892 11/06 0101 03CHECK 693.50

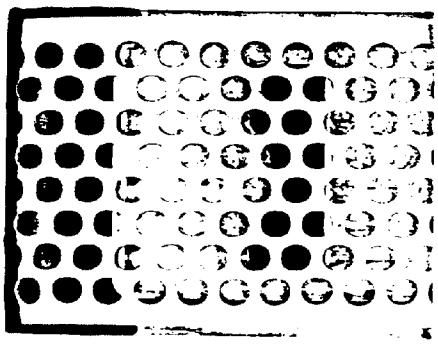
MARY FRANCES RUDY
ATTORNEY - AT - LAW

RETURN TO:
TITLE CONNECTION, INC.

- ☐ 313 E. Main Street, Suite 5, Hendersonville, Tennessee 37075
- ☐ 1885-C Ft. Campbell Boulevard, Clarksville, Tennessee 37042
- ☐ 4733 Andrew Jackson Pkwy. #1-C, Hermitage, Tennessee 37076
- ☐ 557 Sam Ridley Pkwy W., Suite A, Smyrna, Tennessee 37167
- ☐ 1187 Vultee Boulevard, Nashville, Tennessee 37217
- ☐ 111 W. College Street, Murfreesboro, Tennessee 37130
- ☒ 155 Franklin Road, Suite 150, Brentwood, Tennessee 37027

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

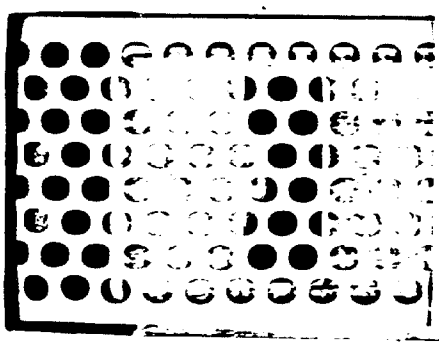
BOOK 10675 PG 400

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
185000.00
CON TX 684.50
PRFEE 1.00
WDEED 8.00
TOTAL 693.50
CHECK 693.50
11/06/97 01 15:12 0001 8892

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0367314
IDENTIF. & REFERENCE

97 NOV -6 PM 2:59
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1218092