11023

Realty 481

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 103,000.00

X Donald Coldren
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF July 19 98

Notary Public

MY COMMISSION EXPIRES: January 29, 2000
(AFFIX SEAL)

BOOK 11023 PAGE 830

ELIZABETH J. SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires January 29, 2000

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell & Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: New Owners	MAP-PARCEL NUMBERS
Donald Coldren, Sr. (NAME)	Union Planters Bank, (NAME)	161-11-0-A
332 Huntington Ridge Drive (ADDRESS)	4930 Throughbred Road (ADDRESS)	181.00C0
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Brentwood, TN 37027-4226 (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, Rose M. Baird and husband, Robert L. Baird

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donald Coldren, Sr. and wife, Gloria S. Coldren

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, TN, being Unit 181 on the Plan of Huntington Ridge TownHouses, of record in Book 4675, Page 9, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Rose M. Hill, unmarried, by deed from David Wayne Everett and David Wayne Everett, Executor and Richard R. Previdi and wife, Deborah E. Previdi, of record in Book 8645, Page 781, Register's Office for Davidson County, TN. Being further conveyed to Rose M. Baird and husband, Robert L. Baird to create a tenancy by the entireties by Deed of record in Book 10061, Page 394, said Register's Office.

Subject to Restrictive Covenants in Book 4729, Page 687, Book 4889, Page 905, Book 5394, Page 243; Bylaws in Book 7423, Page 762; and all matters shown on the plan of record.

04633387
RECEIVED FOR REFERENCE
98 JUL 16 PM 3:29
REGISTER OF DEEDS DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 332 Huntington 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 our hand s this 15th day of July 19 98

Rose M. Baird

Robert L. Baird

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Rose M. Baird and husband, Robert L. Baird

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my official seal at Brentwood, Tennessee, this 15th day of July, 19 98.

Commission expires January 29, 2000

Notary Public

ELIZABETH J. SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 1/29/2000

STATE OF TENNESSEE
COUNTY OF

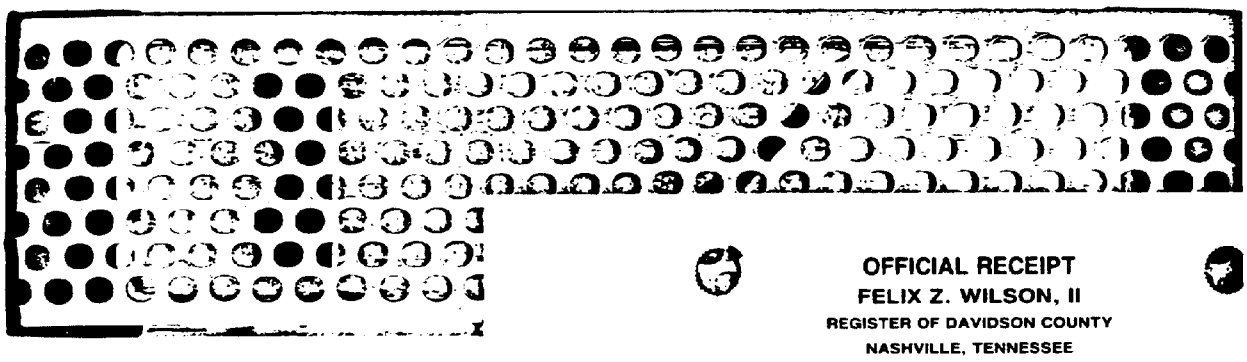
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

4572 07/16 0101 03CHECK 392.10



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

RECEIVED OF _____

FOR _____

BOOK 11023 PAGE 832

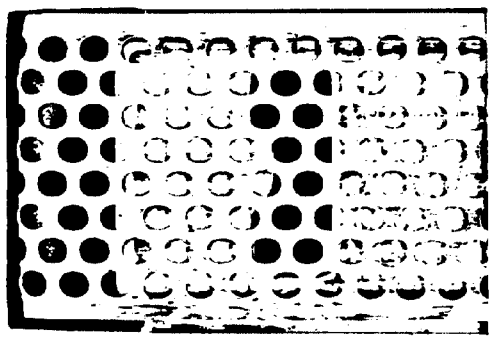
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARR..NTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 103000.00
CON TX 381.10
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 392.10
CHECK 392.10

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/16/98 01 15:31 0001 4572



0463387
IDENTIF. # REFERENCE

98 JUL 16 PM 3:29

REGISTER
DAVIDSON CO. TN.

No. 132026