BOOK 11057 PAGE 87

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 150,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF July 19 98

Notary Public

MY COMMISSION EXPIRES: 9/28/98
(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
HJL, L.P.	SAME	MAP 84-15
(NAME) P.O. Box 110510	(NAME)	PARCEL 163
(ADDRESS) NASHVILLE TN 37211	(ADDRESS)	
(CITY) (STATE) (ZIP)	(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, Robert E. Baker, Jr. and wife, Sherry C. Baker

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HJL, L.P.

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 the south part of Lot No. 9 on the Plan of R. D. Stanford's Subdivision of the Lannom Property, of record in Book 547, page 186, Register's Office for said County, and described as follows:

Beginning at a point in the easterly margin of Fairway Drive, said point being the common corner of Lot Nos. 9 and 8; thence northerly along said Fairway Drive 25 feet to a point; thence continuing northerly 140 feet to the southwest corner of the property conveyed to John J. Tacker and wife by deed of record in Book 1316, page 69, said Register's Office; thence along Tacker's southerly line, easterly 300 feet, more or less, to the common corner of Lot Nos. 9 and 10; thence southerly along the rear line of Lot No. 9, 134.4 feet to the common corner of Lots Nos. 8 and 9; thence with the dividing line betweeen said lot, westerly 327 feet to the point of beginning.

Being the same property conveyed to Robert E. Baker, Jr. and wife, Sherry C. Baker by Deed of record in Book 10312, page 555 (1/3 interest); Book 10258, page 220 (1/3 interest); and Book 10263, page 329 (1/3 interest), Register's Office for Davidson County, Tennessee.

MAIL ENV.

98 AUG -7 PM 1:11
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

07/27/98
IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 117 Fairway Drive, Nashville, TN 37214
(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 30th day of July 19 98

Robert E. Baker, Jr.

Sherry C. Baker

415501 07/31/98 03CHECK 546.00

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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 Robert E. Baker, Jr. and wife, Sherry C. Baker

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 hand and official seal at GOODLETTSVILLE, Tennessee, this 30th day of July, 19 98.

Commission expires 9/23/00

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 _____

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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 150000.00

CON TX 555.00

PRFEE 1.00

WDEED 8.00

CFEE 2.00

TOTAL 566.00

CHECK 566.00

08/07/98 01 13:22 0001 4159

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04 72360

IDENTIF. # REFERENCE

AUG -7 PM 1:11

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1329730