60

This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

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RCD 2ND

ADDRESS NEW OWNER:
Alvin D. Baker et ux
4960 Pebble Creek Dr.
Antioch, Tennessee 37013

SEND TAX BILL TO:
Owner

MORTGAGEE:
Transamerican East Funding
685 Catalina St.
Vero Beach, FL 32960

MAP **149-06**
GROUP **0**
PARCEL **039.00**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEE", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **David M. Emerson, a single man** hereinafter called the "GRANTOR", has bargained and sold, and by these presents, does transfer and convey unto **Alvin D. Baker and wife, Martha Faye Baker**, hereinafter called the "GRANTEE", his 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. 68 of Pebble Creek Subdivision, of record in Plat Book 5210, page 308, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to David M. Emerson, a single man by deed from Metropolitan Federal S & L Assoc. of record in Book 5811, page 218, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 1999 and subsequent years.

This is improved property known as 4960 Pebble Creek Dr., Antioch, Tennessee 37013.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said "GRANTEE", his heirs and assigns, forever, and, GRANTOR does covenants with the said "GRANTEE" that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, "GRANTOR", does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said "GRANTEE", and his heirs and assigns, against the lawful claims of all persons whomsoever. Whereever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

0499731
IDENTIF. & REFERENCE

98 OCT 14 PM 1:30
[illegible] REGISTER
DAVIDSON COUNTY, TN.

WITNESS my hand this the 30th day of September, 1998.

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David M. Emerson.

David M. Emerson, by Robert Pruitt, as attorney-in-fact

Robt Pruitt

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Robert Pruitt as attorney in fact for David M. Emerson,** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 30th day of September, 1998.

Robert M. Loffi
NOTARY PUBLIC

ROBERT H. LOFFI NOTARY PUBLIC DAVIDSON

My Commission Expires: 9/23/2000

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $ -0-

AFFIANT

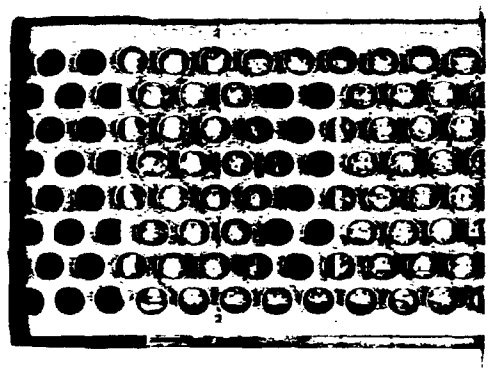
Subscribed and sworn to before me on this 30th day of September, 1998.

Robert M. Loffi
NOTARY PUBLIC

ROBERT H. LOFFI NOTARY PUBLIC DAVIDSON

My Commission Expires: 9/23/2000

3363 10/14 0101 03CHECK 506.80



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

RECEIVED OF _____

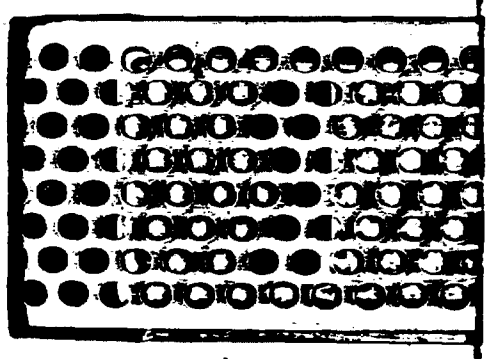
FOR _____

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	134000.00
			CON TX	495.80
			PRFEE	1.00
			MDEED	8.00
			CFEE	2.00
			TOTAL	506.80
			CHECK	506.80
10/14/98	01	13:32	0001	3363

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0499731
IDENTIF. # REFERENCE

98 OCT 14 PM 1:30
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1358597