MAP: 86-04

GROUP: _____

PARCEL: 6

THIS INSTRUMENT PREPARED BY: JAMES B. DANCE, ATTORNEY, CARTHAGE, TENNESSEE, UPON INFORMATION FURNISHED BY THE PARTIES.

BOOK 11329 PAGE 982

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, we, MARVIN ODELL BAKER and wife, DOLLY MAE BAKER, have this day bargained and sold and by these presents do hereby transfer and convey unto EMILY JOYCE McCORMICK, her heirs and assigns, the following described tract or parcel of land lying and being in Davidson County, Tennessee, as follows:

> **Land in Davidson County, Tennessee,** being Lot No. 140 on the Plan of Jackson's Retreat, Phase III, as of record in Book 5200, pages 518 and 519, Register's Office for said county.
>
> Said Lot No. 140 fronts 71.59 feet along the southerly margin of Old Lebanon Dirt Road and fronts 75 feet along the westerly boundary of Andchel Drive, said frontages being joined by a curve measuring 39.27 feet; the southerly line of said lot extends back 96.59 feet and intersects the westerly line which measures 100 feet thereon.
>
> Being the same tract or parcel as that conveyed to MARVIN ODELL BAKER and wife, DOLLY MAE BAKER by deed dated February 24, 1992 from HENRY ALLEN McCORMICK and wife, EMILY JOYCE McCORMICK of record in Deed Book 8559, page 966-967, Register's Office of Davidson County, Tennessee.

2494 02/05 0101 03CHECK 273.70

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said EMILY JOYCE McCORMICK, her heirs and assigns, forever.

WE COVENANT that we are lawfully seized and possessed of said tract or parcel of land in fee simple; that we have a good and lawful right to convey same and that same is unencumbered.

WE FURTHER COVENANT and bind ourselves, our heirs and representatives, to warrant and forever defend title to said tract or parcel of land to the said EMILY JOYCE McCORMICK,

her heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our signature this the 28th day of June, 1993.

Marvin Odell Baker
MARVIN ODELL BAKER

Dollie Mae Baker
DOLLY MAE BAKER

STATE OF TENNESSEE

COUNTY OF Smith

BOOK 11329 PAGE 983

PERSONALLY appeared before me, the undersigned, a Notary Public in and for the County and State, the within named MARVIN ODELL BAKER and wife, DOLLY MAE BAKER, the bargainors, with whom I am personally acquainted, or who proved their identity to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office in Carthage, Smith County, Tennessee, this the 28th day of June, 1993.

DEBRA L. COURTNEY NOTARY SMITH

Debra L. Courtney
NOTARY PUBLIC
MY COMMISSION EXPIRES: 5-14-96

STATE OF TENNESSEE

COUNTY OF Davidson

I hereby swear or affirm that the actual consideration of this transfer or value of the property transferred whichever is greater is $ 71,000, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Emily Joyce McCormick
AFFIANT

PICK-UP

SWORN TO AND SUBSCRIBED BEFORE ME
THIS THE 5th DAY OF ~~JUNE~~, ~~1993~~. February, 1999

L Chandler, Dep Reg
~~NOTARY PUBLIC~~
~~MY COMMISSION EXPIRES~~: _____

SEND PROPERTY TAX NOTICE TO: (New Owner)
Emily J. McCormick
1500 Andchel Dr.
Hermitage, Tn 37076

0545896
IDENTIF. # REFERENCE
99FEB-5 AM11:58
HARRIETT REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11329 PAGE 984

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0545896

IDENTIF. & REFERENCE

99 FEB -5 AM 11:58

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	71000.00
CON TX	262.70
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	273.70
CHECK	273.70

02/05/99 01 11:57 0001 2494

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1421813