WARRANTY DEED

BOOK 11743 PAGE 697

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 299,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
15th DAY OF November 19 99

Notary Public

MY COMMISSION EXPIRES: NOTARY PUBLIC AT LARGE
(AFFIX SEAL)

DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Gibson & Gregory, Suite 1900, 201 Fourth Ave., N., Nashville, Tennessee 37219

My Commission Expires

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Paysinger (NAME)	New Owner (NAME)	MAP 106-7
636 Baxter Lane (ADDRESS)	(ADDRESS)	PARCEL 6
Nashville, TN 37220 (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, Joe L. Dudney and wife, Doris Dudney

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Paysinger

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 the 6th, formerly the 8th, Civil District of Davidson County, Tennessee, being the westerly part of Lot No. 5 on the plan of the Subdivision of the Baxter 110 acre tract of land east of Franklin Road, not of record, being Lot "D" on a survey made by Z. J. Wilkinson, Surveyor, July 20, 1954, described as follows:
Beginning in the center of Baxter Lane at a point 178.2 feet west of the southwest corner of the property conveyed to Harvey P. Gassaway and wife, by deed from John L. Mills and wife, of record in Book 2304, page 578, Register's Office for said county, being the corner of Lots "D" and "E"; thence northwardly and parallel with the westerly line of said Gassaway property 488.8 feet; thence north 85 degrees west 178.2 feet to the corner of Lots "C" and "D", being also the corner of Lots 4 and 5; thence with a line between said lots southwardly 488.8 feet to the center of said Baxter Lane; thence with the center of said Baxter Lane; thence with the center of same eastwardly 178.2 feet to the beginning.

Being the same property conveyed to Joe L. Dudney and wife, Doris Dudney, by deed from James C. Anderson and wife, Gertrude D. Anderson, of record in Book 6835, page 997, said Register's Office.

This conveyance is made subject to such limitations, restrictions and easements as may affect the premises.

This is unimproved ( ) improved (X) property, known as 636 Baxter Lane, Nashville, TN 37220
(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. Whenever 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 hands this 15th day of November 19 99

Joe L. Dudney

Doris Dudney

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1999 NOV 15 PM 3:46
[illegible]

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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 Joe L. Dudney and wife, Doris Dudney

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and [illegible] acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15th day of November.

Commission expires 7/26/2003

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

My Commission Expires July 26, 2003

1520.63 11/15 0101 03CHECK

OFFICIAL RECEIPT

BILL GARRETT
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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0657618

99 NOV 15 PM 3:46

CAMT 299900.00
CON TX 1109.63
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 1120.63
CHECK 1120.63

11/15/99 01 15:47 0001 1566

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1539243