BOX #14A

G#13371-2

WARRANTY DEED

JOHN T. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Instr:200003220029348 Page: 1 OF 2
REC'D FOR REC 03/22/2000 4:05:41PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $225.70

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 61,000.00

Kimberly Anna Sansom
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF March, 2000

Notary Public

MY COMMISSION EXPIRES: May 27, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TENNESSEE 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:	MAP-PARCEL NUMBERS
KIMBERLY ANNA SANSOM	BANK OF AMERICA	MAP 083-06-0
(NAME)	(NAME)	
116 Chapel Avenue	P. O. Box 26388	PARCEL 268.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	Richmond, VA 23260-6388	FB #27W-03735
(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, RUTH BAGGETT CARVER, UNMARRIED, AND STEPHEN R. BAGGETT, A MARRIED MAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO KIMBERLY ANNA SANSOM, UNMARRIED

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 Lot No. 8 on the Plan of J. A. Bealafelt's Subdivision of the Cuppet Property Lot No. 1, as of record in Book 547, Page 46, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for more complete and accurate legal description thereof.

BEING the same property conveyed to Ruth Baggett, by Deed from J. Douglas Roach and wife, Loraine G. Roach, and Mattie B. Roach, of record in Book 2497, Page 579, Register's Office for Davidson County, Tennessee. Ruth Baggett having since conveyed a one-half (1/2) undivided interest to her husband, Robert E. Baggett, by Deed of record in Book 2643, Page 259, said Register's Office. The said Robert E. Baggett having since died. And further conveyed to Ruth V. Carver and Stephen R. Baggett, as joint tenants with survivorship obtaining, by Quitclaim Deed from Ruth Baggett, a/k/a Ruth Baggett Carver, a/k/a Ruth V. Carver, a single woman, of record in Book 8926, Page 840, said Register's Office. (For informational purposes only: Spouse Donald R. Carver is deceased.)

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which

CONTINUED

unimproved ( )
This is improved (X) property, known as 116 Chapel Avenue, Nashville, TN 37206
(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 17th day of March, 2000

Ruth Baggett Carver
RUTH BAGGETT CARVER

Stephen R. Baggett
STEPHEN R. BAGGETT

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 RUTH BAGGETT CARVER AND STEPHEN R. BAGGETT

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 NASHVILLE, Tennessee, this 17th day of March, 2000.

Commission expires May 27, 2001

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

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, a _____, 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 _____, 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 _____.

My commission expires _____

_____
Notary Public

LEGAL DESCRIPTION CONTINUATION

have been prorated and assumed by the Grantee herein.

The herein described property is not the principal place of residence of Stephen R. Baggett, a resident of Kentucky.