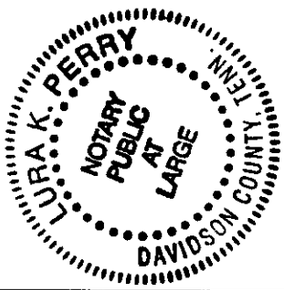
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24TH DAY OF MARCH, 2000.

Notary Public

MY COMMISSION EXPIRES:. 5-21-00.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
4733 Andrew Jackson Parkway, Suite 1C
Hermitage, TN 37076

Instr:200004040033774 Page: 1 OF 2
REC'D FOR REC 04/04/2000 3:23:25PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $222.00

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Danny P. Baye	Midland Mortgage Company	Map 75-11 Parcel 143
(NAME) 901 Rachel's Place	(NAME) P.O. Box 26648	
(ADDRESS) Hermitage, Tennessee 37076	(ADDRESS) Oklahoma City, OK 73126	
(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, **Phil Dorroll, An Unmarried Person**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Danny P. Baye and Peggy Charlene Baye, Husband and Wife**, 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:

Being Lot No. 65-A on the Zone Lot Division of Lots 49-69 and Lots 71,72, 73, 75, 76, 77 & 79 on the Plan of Rachel's Square, Section Two, as of record in Plat Book 6250, Page 541, Amending Plat Book 6200, Page 106, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Phil Dorroll, An Unmarried Person by deed from Jesse Aquirre and wife, Kim Gipson Aquirre, formerly Kim Gipson of record in Deed Book 9509, page 432, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Deed Book 6519, page 512 and Book 6619, page 777; Book 6455, page 135; Book 8030, page 757; Book 11627, page 594, Register's Office for said County.

This conveyance is subject to any and all existing easements and restrictions of record.

This conveyance is subject to By Laws of record in Book 6619, page 782, Register's Office for said County.

Easement as shown of record in Deed Book 6250, Page 541, Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by Alan J. Scoggins and wife, Pamela K. Scoggins and Marion Thurman and wife, Eve M. Thurman to Stephen R. Josleyn, Trustee (s) for CityFed Mortgage Company, dated May 31, 1986, with an approximate unpaid balance of $46,147.45, of record in Trust Book 6877, page901, of said Register's Office, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

unimproved ☐

This is improved ☒ property, known as 901 Rachel's Place, Hermitage, TN 37076

(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 my/our hand(s) this 24th day of March, 2000.

Phil Dorroll

Phil Dorroll

Personally appeared before me the undersigned ,a Notary Public in and for said County and State, the within named Phil Dorroll, An Unmarried Person the bargainor _, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 24th day of March, 2000.

My Commission Expires 5-31-00.

Notary Public

LURA K. PERRY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

RETURN TO:
Cumberland Title Company
4733 Andrew Jackson Parkway, Suite 1C
Hermitage, TN 37076