X

THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

Instr:200005240051942 Page: 1 OF 2
REC'D FOR REC 05/24/2000 10:01:14AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $3145.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 850,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF May 19 00

Notary Public

MY COMMISSION EXPIRES: September 23, 2000
(AFFIX SEAL)

L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
H. Rodes Hart, Jr. (NAME)	New Owner (NAME)	MAP 144-6
4414 Chickering Lane (ADDRESS)	(ADDRESS)	PARCEL 7
Nashville, TN 37205 (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, Howard LaDon Baltimore and wife, Anita W. Baltimore

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO H. Rodes Hart, Jr. and Page Hart

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 part of Lot no. 2 on the Plat of resubdivision of the south part of Block "I" in the Belle Meade Second Subdivision, as of record in Book 974 page 12, Register's Office for Davidson County, Tennessee described according to a survey by Robert M. Searson Surveyor License Number 1666, Dated April 7, 2000, as follows: Beginning at an iron pin in eh northeast margin of Chickering Lane the common corner of Starkey Duncan property and property of W. Gregory Quick and wife; thence with the Quick line north 40 degrees 59 minutes east 422.00 feet to the southwesterly corner of the property conveyed by Starkey Duncan and wife, to Willis S. Graham and wife by deed of record in Book 4427, page 761, said Register's Office; thence south 49 degrees, 15 minutes, 05 seconds East 290.81 feet to the southeasterly corner of said property conveyed by Starkey Duncan and wife to Willis S. Graham and wife; thence south 40 degrees 46 minutes 47 seconds West 489.57 feet to an iron pin in the easterly margin of Chickering Lane and thence with the east margin of Chickering Lane North 36 15 minutes, 59 seconds West 300 feet to the point of beginning.

Being the same property conveyed to Howard LaDon Baltimore and wife Anita W. Baltimore by deed from Orris E. Philpot, Jr. and wife Sally M. Philpot as of record in Book 6858, page 544, said Register's Office.

unimproved ( )
This is improved (X) property, known as 4414 Chickering Lane, Nashville, TN 37205
(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 15th day of May, 19 00

Howard LaDon Baltimore
Howard LaDon Baltimore

Anita W. Baltimore
Anita W. Baltimore

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 Howard LaDon Baltimore and wife, Anita W. Baltimore

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 15th day of May, 19 00.

Commission expires September 23, 2000

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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