[ADDRESS NEW OWNER:]	[SEND TAX BILL TO:]	[MAP-PARCEL NOS.]
[Jeffrey Allen Hooven	[New Owner	[
[P.O. Box 1147	[	[MAP and PARCEL
[Nolensville TN 37135	[PICK-UP	[095-03-0 121.00
[_____	[	[

[This instrument prepared by: Cindy S. Smith, P.C., Attorney at Law
[P.O. Box 292004, Nashville, TN 37229 (Davidson County - Box 27B)

Instr:200006090058083 Page: 1 OF 2
REC'D FOR REC 06/09/2000 3:16:04PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $389.50

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **F. Mark Baker and Donna P. Baker, husband and wife** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto **Jeffrey Allen Hooven, unmarried** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

LAND in Davidson County, Tennessee, being Lot No. 235 on the plan of Merry Oaks of record in Book 1835, page 67 and 68, Register's Office for said County.

SAID Lot No. 235 fronts 93.0 feet on the westerly margin of McGavock Pike and extends back between parallel lines 307.0 feet to a dead line in the Being the same property conveyed to F. Mark Baker and wife, Donna P. Baker by Warranty Deed from William D. Gray and wife, Paula Gray and Pauline Howle of record in Book 7786, Page 127, said Register's Office.

This is property with a common address of 248-250 McGavock Pike, Nashville, TN 37214.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: (1) Property taxes for the current year and all subsequent years, taxes for said current year having been prorated and payment of same being assumed by the Grantee; (2) The plan of record in Book 1835, Pages 67-68, said Register's Office, and all matters therein; (3) Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 4286, Page 833, said Register's Office.

PROPERTY CONVEYED "AS IS."

[STATE OF TENNESSEE
[COUNTY OF DAVIDSON
[The actual consideration or value, whichever is greater for this
[transfer is $105,000.00
[
[Affiant

[Subscribed and sworn before me this 9th day of June, 2000.
[
[My Commission Expires: 3/23/2002

Notary Public

CINDY S. SMITH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **9th** day of **June, 2000**.

F. Mark Baker

F. Mark Baker

Donna P. Baker by F. Mark Baker, Attorney-in-Fact

Donna P. Baker by F. Mark Baker, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **F. Mark Baker**, with whom I am personally acquainted, or who 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 office this **9th** day of **June, 2000**.

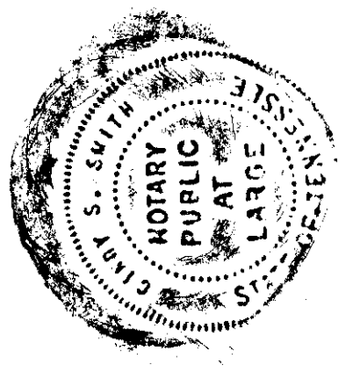
Notary Public
My Commission Expires: 3/23/2002

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **F. Mark Baker,** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-in-Fact of **Donna P. Baker,** and is authorized by Donna P. Baker to execute this instrument on her behalf by virtue of a Specific Durable Power of Attorney to Sell Land recorded simultaneously herewith.

Witness my hand and official seal at office, this 9th day of June 2000.

Notary Public
My Commission Expires: 3/23/2002



File No. 0006-069.wd