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THIS INSTRUMENT PREPARED BY:
Robert F. Spann, Attorney
Washington Square, Suite 400
214 Second Avenue, North
Nashville, TN 37201-1476

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/09/01 11:00 2pgs
Fees:11.00 Taxes:222.00
20010309-0022610

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is **$60,000.00**

Mary D. Baker
Affiant

Sworn to and subscribed before me this 2 day of March, 2001

Patti J Ann
NOTARY PUBLIC

My Commission Expires: 7-27-01

ADDRESS - NEW OWNER	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
Gary Baker	Same	Map 46
111 Oakvalley Dr		Parcel 56
Nashville, TN 37207		

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Joe Randall Cothran, unmarried**, hereinafter called "Grantor", has bargained and sold, and by these presents does transfer and convey unto **Gary Baker**, hereinafter called "Grantee", his heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

Land located in the 13th, formerly 25th Civil District of Davidson County, Tennessee, being part of Lot No. 2 on the Plan marked Exhibit "A" of part of the Lands of Elias Simpkins, deceased, of record in Plan Book 2, page 64, Chancery Court at Nashville, described as follows:

Beginning at a point in the southern margin of Bull Run Road; thence with the margin of said Road North 59° 30' East 222.4 feet to a point in the southern margin of said Road, Ivan L. Stinehelfer's NW corner; thence with the west line of Ivan L. Stinehelfer's, South 26° 36' East 178 feet to a point in the center of Bull Run Creek; thence with the center of Bull Run Creek 222.4 feet to a point in the center of said Creek; thence North 30° 30' West 175.4 feet to the beginning.

Being the same property conveyed to Joe Randall Cothran and wife, Sharon Gail Cothran by deed from Ernest Akins and wife, Cynthia Akins, of record in Book 5764, page 695, Register's Office for Davidson County, Tennessee, the said Sharon Gail Cothran having since quitclaimed her interest in said property to Joe Randall Cothran by instrument of record in Book 9309, page 750, said Register's Office.

This is property known as 4701 Bull Run Road, Ashland City, TN 37015.

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, his heirs and assigns forever; and Grantor does covenant with the said Grantee that we 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 Grantor does further covenant and bind myself, my heirs, assigns and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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 hand this 8 day of March, 2001.

Joe Randall Cothran

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 Randall Cothran**, the Bargainer, 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 8 day of March, 2001.

NOTARY PUBLIC

My Commission Expires: 7-27-02