File Box 8

WARRANTY DEED

Record & Return To:
Southern Title Services, LLC
Three Maryland Farms, STE 150

Brentwood, TN 37027
File No. 200110093

Davidson County DEEDWARR
Recvd: 03/16/01 15:50 2pgs
Fees:11.00 Taxes:532.43

20010316-0025621

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $143,000.00

James M. Nolen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th Day of March, 2001.

Deborah Lee Johnson
Notary Public

MY COMMISSION EXPIRES: My Commission Expires MAR. 24, 2001

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney at Law, Three Maryland Farms, Suite 150 Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James M. Nolen and Monte V. Nolen	America's Wholesale Lender	147-06-0
(NAME) 4818 Shadescrest Drive	(NAME) 750 Old Hickory Blvd., #180	
(ADDRESS) Nashville, TN 37211	(ADDRESS) Brentwood, TN 37027	063.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Tim Baker and wife, Carrie R. Baker**, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **James M. Nolen and Monte V. Nolen** herereinafter called the GRANTEE(S), 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. 49, on the Plan of Section One Revised, Caldwell Hall, of Record in Book 2900, page 57, 58 and 59 Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Tim Baker and wife, Carrie R. Baker from Michael C. Deitschmann and wife, Joyce H. Deitschmann by Warranty Deed of record in Book 10196, page 451, Register's Office of Davidson County, Tennessee.

Subject to all matters as shown on the plan of record in Plat Book 2900, pages 57, 58 and 59, Register's Office for Davidson County, Tennessee.

This is unimproved ( )
improved(x) property, known as 4818 Shadescrest Drive Nashville TN 37211
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 except for the current year property taxes which are being prorated between the parties and Grantee agreeing to pay said tax when due; 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 GRANTEE(S), 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 16th Day of March, 2001.

Tim Baker

Carrie R. Baker

Carrie R. Baker

STATE OF TENNESSEE)
) ss:
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public, personally appeared Tim Baker and Carrie R. Baker, who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 16th Day of March, 2001.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1/26/05

