Box 1

WARRANTY DEED

NOTARY PUBLIC AT LARGE ... FORD CO. TENN.

My Commission Expires 2-10-2002

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$175,000.00**

Kenneth D Baker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE

Notary Public

MY COMMISSION EXPIRES: February 10, 2002.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Company, 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kenneth D. Baker	**Franklin American Mortgage Company**	**150-3-279**
(NAME)	(NAME)	
3908 Hillshire Drive	**501 Corporate Center Drive #400**	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	**Franklin, TN 37067**	
(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, **Jack J. Cammarata and wife Laura Cammarata**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Kenneth D. Baker and wife Vicki G. Baker**, 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 Lot No. 590 on the Plan of Priest Lake, of record in Plat Book 6250, Page 592 and 593, Register's Office for said County, to which reference is made for a more complete description.

Said Lot No. 590 fronts 89.90 feet on the Northerly margin of Hillshire Drive and extends back 192.98 feet on the westerly line and 134.29 feet on the easterly line to a diagonal line in the rear measuring 161.76 feet thereon.

Being the same property conveyed to Jack J. Cammarata and wife Laura Cammarata by deed of record in Book 9536, Page 595, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as **3908 Hillshire Drive, Antioch, TN 37013**

(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.

Davidson County DEEDWARR
Recvd: 05/23/01 14:08 2pgs
Fees:11.00 Taxes:647.50
20010523-0053617

Witness **my/our hand(s)** this.

Jack J. Cammarata

Laura Cammarata

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 Jack J. Cammarata and Laura Cammarata the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Antioch, Tennessee, this 21st day of May, 2001.

Commission expires:

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

My Commission Expires 2-10-2002