Box 56

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
4300 Sidco Drive Suite 201
Nashville, TN 37204

STATE OF TENNESSEE
COUNTY OF

The actual consideration or value, whichever is greater is $99,000.00.

Affiant

Subscribed and sworn before me this the 27th of May, 2004.

Notary Public
My commission expires:

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires November 27, 2004

Davidson County DEEDWARR
Recvd: 05/28/04 13:24 2pgs
Fees:13.00 Taxes:366.30
20040528-0063097

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Gordon W. Baker 2924 Torbett Lane Nashville, TN 37215	SunTrust Mortgage, Inc. 201 4th Ave., 7th Floor Nashville, TN 37219	92-10-83

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Shirley J. Neiger, Executrix for the estate of Richard Robert Neiger, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Gordon W. Baker and Julia B. Baker, husband and wife, as Tenants by the Entirety, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot(s) 38 and 39, as shown on the map entitled T. M. Steger's Clitton Pike Subdivision of the Barrow Place, of record in Plat Book 421, page(s) 112, 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 RICHARD R. NEIGER, MARRIED, by deed of record as Instrument No. 20000131-0009873, said Register's Office.

The said Richard R. Neiger, A/K/A Richard Robert Neiger having since deceased, and Shirley J. Neiger being appointed the Executrix of his estate pursuant to P-1416 in the Chancery Court (Probate Division) for Cheatham County, Twenty-third Judicial District, State of Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS 2924 Torbett Lane, Nashville, TN 37215.

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, successors and/or assigns, forever. Grantors covenant with 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, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 the 27th of May, 2004.

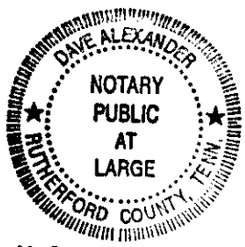
Shirley J. Neiger, Executrix

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Shirley J. Neiger, Executrix for the estate of Richard Robert Neiger, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 27th of May, 2004.

My commission expires:



My Commission Expires
December 19, 2004

Notary Public