Davidson County DEEDWARR
Recvd: 07/08/05 12:51 2 pg
Fees:13.00 Taxes:347.43
20050708-0079298

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) 43973

WARRANTY DEED

MELISSA L. SANDERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$93,900.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 24th DAY OF JUNE, 2005.

Notary Public

MY COMMISSION EXPIRES JULY 19, 2008

MY COMMISSION EXPIRES:

THIS INSTRUMENT WAS PREPARED BY
SATURN AND MAZER TITLE SERVICES, INC., 212 THIRD AVENUE, N.,NASHVILLE, TENNESSEE 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL
WILLIAM S. BAKER, JR. **3010 McCampbell Avenue** **Nashville, Tennessee 37214**	SAME	**90-6-136** **3DZ 57770**

FOR AND IN 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 **I, GREG M. GLAIM and wife, JESSICA A. GLAIM**

H.EREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **WILLIAM S. BAKER, JR., and wife, DIANA L. 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:

BEING Lot No. 170 on the Map of Clover Hill, Section III, as shown by plat of record in Plat Book 2083, page 49, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

INCLUDED in this description but EXCLUDED herein is the tract conveyed to Metro in Instrument Number 20040726-0088763, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Greg M. Glaim, A Single Man, by deed from William E. Durham and wife, Ethel Mae Durham of record in Book 11578, page 720, Register's Office for Davidson County, Tennessee. The said Greg M. Glaim having since married and his wife, Jessica A. Glaim joins in this conveyance for the purpose of conveying whatever right, title and interest she might have in said property by reason of the marital estate or otherwise.

Unimproved ( )
This is improved (xx) property known as 3010 McCampbell Road, Nashville, Tennessee 37214

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.

WITNESS our hands this 24th day of June, 2005.

Greg M. Glaim by Jessica A. Glaim, Attorney-in-Fact

GREG M. GLAIM by Jessica A. Glaim, Attorney-in-Fact

Jessica A. Glaim

JESSICA A. GLAIM

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 JESSICA A. GLAIM, the bargainor, 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 at Nashville, Tennessee, this the 24th day of June, 2005.

NOTARY PUBLIC

ALAN D. MAZER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 3/25/06

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 24th day of June, 2005, before me personally appeared JESSICA A. GLAIM, to me known to be the person who executed the foregoing instrument in behalf of GREG M. GLAIM, as his Attorney-in-Fact, and acknowledged that she executed the same as the free act and deed of the said GREG M. GLAIM, as though he had personally acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the 24th day of June, 2005.

NOTARY PUBLIC

My Commission Expires: 3/25/06

ALAN D. MAZER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.