Davidson County DEEDWARR
Recvd: 07/13/05 12:35 2 pgs
Fees:13.00 Taxes:431.05

20050713-0081169

|STATE OF TENNESSEE
|COUNTY OF Davidson
|THE ACTUAL CONSIDERATION OR VALUE,
|WHICHEVER IS GREATER, FOR THIS TRANSFER IS
|$116,500.00
|
|Affiant
|SUBSCRIBED AND SWORN TO BEFORE ME, THIS
|20th DAY OF May, 2005.
|
|NOTARY PUBLIC:
|MY COMMISSION EXPIRES: 11-22-08
| (AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY LEEZA OSBORNE
My Commission Expires November 22, 2008

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Diane E. Cash 2509 David Drive Nashville, TN 37214	New Owner	Map 95-08 Parcel 168

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, we,

F. Mark Baker and wife, Donna P. Baker, By and Through F. Mark Baker, Attorney in Fact

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Diane E. Cash, Unmarried

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. 68 on the Map of Woodberry Park Subdivision as of record in Book 2133, page 117, 118 and 119, said Register's Office for said County, described as follows:

Said Lot No. 68 begins at a point in the southerly margin of David Drive, the common front corner of Lots Nos. 67 and 68; thence southerly with the line between said lots 160.2 feet to a point; the common corner of Lots Nos. 67, 68, 103 and 104; thence westerly with the line between Lots Nos. 68 and 103, 106 feet to a point in the easterly margin of Michael Drive; thence with the margin of same along a curve northerly 137.5 feet to a point, the beginning of a curve; thence northeasterly around said curve 38.9 feet to a point in the southerly margin of David Drive; thence with the margin of same easterly 78 feet to the point of beginning.

Being the same property conveyed to F. Mark Baker and wife, Donna P. Baker by deed from Lucille Tanner, dated August 1, 1984, and of record in Book 6352, Page 490, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following:

1) 2005 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as contained in Plat Book 2133, Page 117, 118 & 119, Register's Office for Davidson County, Tennessee.
3) Property is subject to Restrictive Covenants contained in Book 2297, Page 194, Register's Office for Davidson County, Tennessee.
4) Any and all restrictions, conditions, and easements of record.

This is improved property known as: 2509 David Drive, Nashville, TN 37214
(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.

Witness, our hand(s) this 20th day of May, 2005.

F. Mark Baker

Donna P. Baker by F. Mark Baker, Atty in Fact

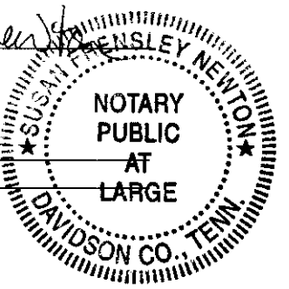
STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, F. Mark Baker, with whom I am personally acquainted, (or who 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, at office, this 20th day of May, 2005.

Susan Frensley Newton
NOTARY PUBLIC

My Commission Expires: 11-26-2005



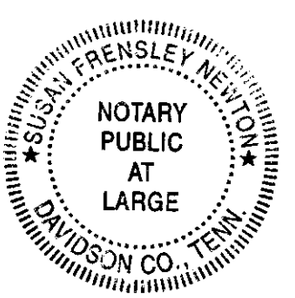
STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named F. Mark Baker, Attorney-in-Fact for Donna P. Baker, the Grantor, with whom I am personally acquainted, or whose identity was proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the foregoing instrument for the purposes therein contained, and as Attorney-in-Fact on behalf Donna P. Baker for the purposes therein contained.

WITNESS my hand and official seal this 20th day of May, 2005

Susan Frensley Newton
NOTARY PUBLIC

My Commission Expires: 11-26-2005



~~PLEASE RETURN TO:~~
~~STATE TITLE, INC.~~
~~4334 Lebanon Road~~
~~Hermitage, TN 37076~~