WARRANTY DEED

SANDY BALENT
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 $ 89,900.00

Steven P. Baugh
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
10th DAY OF April, 2006

Sandy Balent
Notary Public

MY COMMISSION EXPIRES: MY COMMISSION EXPIRES 1/23/2010
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Deanie L. Gregory, Attorney-at-Law, 200 Madison Street, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steven P. Baugh (NAME)	GMAC MORTGAGE CORP. (NAME)	MAP 72-10
1020 Burchwood Avenue (ADDRESS)	P O BOX 780 (ADDRESS)	Parcel 72
Nashville, TN 37216 (CITY) (STATE) (ZIP)	WATERLOO, IOWA 50704-0780 (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, The Jean A. Cline Revocable Living Trust dated March 22, 2005

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steven P. Baugh

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:

A certain tract or parcel of land located in Davidson County, Tennessee described as follows to-wit:

Being Lot No. 9, Block 2, on the Map of Burchwood, as of record in Book 547, page 183, Register's Office for Davidson County, Tennessee.

Said Lot No. 9 fronts 60 feet on the southerly side of Burchwood Avenue and extends back between parallel lines, 139 feet to a dead line.

Being the same property conveyed to The Jean A. Cline Revocable Living Trust dated March 22, 2005 from Jean A. Cline of record in Instrument No. 20050323-0031601, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO PROPERTY TAXES FOR 2006 AND SUBSEQUENT YEARS AND FURTHER SUBJECT TO NOTES, EASEMENTS, BUILDING SETBACK LINES, ETC., IF ANY, AS MAY BE SET FORTH ON THE PLAN OF BURCHWOOD OF RECORD IN BOOK 547, PAGE 103, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Davidson County DEEDWARR
Recvd: 04/12/06 14:45 2 pgs
Fees:13.00 Taxes:332.63

20060412-0042192

unimproved ( )
This is improved (X) property, known as 1020 Burchwood Avenue, Nashville, TN 37216
(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 my hand this 10th day of April, 2006

The Jean A. Cline Revocable Living Trust dated March 22, 2005
By: Annette P. Little, Trustee
Annette P. Little, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public within and for said County and State, the within named Annette P. Little, Trustee of the Jean A. Little Revocable Living Trust, dated March 22, 2005

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison _____, Tennessee, this 10th day of April, 2006.

Commission expires MY COMMISSION EXPIRES 1/23/2010

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public