K 1880

For and in consideration of the sum of $ 10.00 (Ten and No/100) Dollars, and other valuable considerations, DOLLARS cash in hand paid by the Eighth Avenue Realty Company, the receipt of which is hereby acknowledged, we, THOMAS M. EVANS and wife, VIRGINIA RICHEY EVANS,

have bargained and sold, and by these presents do transfer and convey unto the said EIGHTH AVENUE REALTY COMPANY, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being a lot marked "D" and School Lot on the plan of Samuel Watkins Estate, as of record in Book 57, page 13, Register's Office for said County.
Said Lot "D" fronts 100 feet on the westerly side of 12th Avenue North, formerly Clay Street and runs back between parallel lines, with the northerly margin of an alley, 140 feet to an alley in the rear.
And being the same property conveyed to Thomas M. Evans by John W. Bailey and wife, by deed of record in Book 1675, page 402, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said EIGHTH AVENUE REALTY COMPANY, it's successors and assigns, forever.

And we do covenant with the said EIGHTH AVENUE REALTY COMPANY 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, except taxes for the year 1950 which have been prorated and assumed by the Grantee.

And I, THOMAS M. EVANS, only, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said EIGHTH AVENUE REALTY COMPANY, it's successors and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 1st day of September, 19 50.

Thomas M. Evans

Virginia Richey Evans

STATE OF TENNESSEE
Davidson County

Personally appeared before me, R. Eugene Myers, a Notary Public in and for said County and State, the within named Thomas M. Evans and wife, Virginia Richey Evans, the bargainor with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 1 day of Sept., 19 50.

Commission expires Jan 7. 1951

R. Eugene Myers
Notary Public

R. EUGENE MYERS NOTARY PUBLIC DAVIDSON COUNTY

86227

WARRANTY DEED

FROM THOMAS M. EVANS, ET UX

TO EIGHTH AVENUE REALTY COMPANY

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 6 day of SEP A.D. 1950 at 2:14 o'clock P.M.
Noted in Book 93 Page 393
Recorded in Book ..... Page .....
Recording Fee ..... $ 1.10
JAMES P. WILSON, Register
By M. Hanner Dpt. Reg.

G 299