This instrument prepared by Robert L. Jackson, Attorney, Nashville, Tenn. BOOK 4151 PAGE 120

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO. 507 American Trust Bldg.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronnie Nease (NAME:)	Same (NAME:)	Map 119-6 Pt 5
105 Peachtree St. (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	
Nashville, Tenn. (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	mc

For and in consideration of the sum of

One ($1.00) and no/100---------- **DOLLARS**

cash in hand paid by Ronnie Elmer Nease and wife, Davene Nease, and other good and valuable consideration, the receipt of which is hereby acknowledged,

I, Alma Florence Evans, a widow,

have bargained and sold, and by these presents do transfer and convey unto the said Ronnie Elmer Nease and wife, Davene Nease

their **heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:**

Lot No. 108 and the westerly 4.3 ft. of Lot 109 on the Plan of the subdivision of Lots 3 and 4 and a part of Lots 5 and 6 in Cumberland Nurseries as the same appears of record in Book No. 332, page 148, Register's Office for Davidson County, Tennessee.

Said Lot No. 108 and the westerly 4.3 ft. on Lot No. 109 front together 54.3 ft. on the southerly side of Peachtree Street and run back between parallel lines, 152 ft. on the west line and 151 ft. more or less on the east line to an alley on which it shows 54.3 ft.

Being the same property conveyed to L. C. Evans and wife, Alma Florence Evans by deed from W. S. Chappell and wife, Sammie D. Chappel of record in Book 814, page 329, said Register's office.

This is unimproved ( ) improved (X) property, known as 105 Peachtree Street, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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** 11 **day of** July, 1967

Alma Florance Evans

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Alma Florence Evans

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 11 day of July 1967

Commission expires 7-30-67

Helen M [illegible]
Notary Public

STATE OF TENNESSEE
Davidson County

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed 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 _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Alma Florence Evans

TO
Ronnie Elmer Nease, et ux

79345

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUL 11 1 41 PM '67
NOTED: BOOK 116 PAGE 764
RECORDING FEE $ 3.00
DEP. REG. I.R.

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

B000