Prepared By:
BURNETT AND RAY
ATTORNEYS AT LAW
Jamestown, Tennessee

STATE TAX: Deed $_____; Reg. Fee $_____; Total $_____; Rec. No._____; Date_____; Rec'd By_____

GENERAL WARRANTY DEED

BOOK 4930 PAGE 122 131-7 131-132 PW

For good and valuable consideration received WE, LARRY WAYNE EVANS, and KATHY EVANS, do hereby sell and convey unto ANN B. MALONE, a single woman the following described real estate:

Lying and being in Davidson County, Tennessee and being Lots Nos. 22 and 23, Block "D" on the Plat of Broadmoor of record in Plat Book 547, Pages 161 and 162, Register's Office of Davidson County. Said Lots 22 and 23 adjoin and front together 125 feet on the north margin of Gwynn Drive and extend back between parallel lines 150 feet.

Being the same property conveyed to Julius W. Allen and wife, Lela Randolph Allen by Deed from C. S. Dugger and wife, Fannie Mai Dugger of record in Book 1085, Page 482 said Register's Office and conveyed to J. W. Allen and wife, Lela R. Allen by deed from James E. Wells and wife, Marjorie A. Wells of record in Book 1212, page 278, said Register's Office. The said Julius W. Wells and/or J. W. Wells having since died. The aforesaid mentioned grantors being the only surviving heirs at law.

Being the same property as conveyed in a deed to Evans, et al from Allen, et al as recorded in Register's Office of Davidson County, Tennessee with Identification No. C96655.

There is a 1st mortgage on the aforementioned property which grantee assumes.

The Name and Address For The Person or Persons responsible for the Current Taxes: Dobson & Johnson, Inc.
311 Plus Park Blvd.
Nashville, Tennessee 37217

Buyer
Ann B. Malone
1057 Gwynn Dr.
Nash. Tenn.

TO HAVE AND TO HOLD unto grantee in fee simple. Grantor S covenant lawful seizin and possession, right to convey, and that the land is unincumbered; and will warrant and defend the title thereto against all lawful claims. This 7th day of January, 1976.

Kathy M. Evans
Larry W. Evans

STATE OF TENNESSEE
COUNTY OF FENTRESS

Before me this day personally appeared LARRY WAYNE EVANS, and wife, KATHY EVANS, the bargainor(s), with whom I am personally acquainted and acknowledged the execution of the above deed for the purpose therein contained, as witness my hand and official seal, this 7th day of January 1976.

My Commission expires:
12-5-79

Maude Robinson Hopkins
NOTARY PUBLIC

STATE OF TENNESSEE } REGISTER'S OFFICE
FENTRESS COUNTY } _____, 19__

I, _____ Register of said County, do certify that the foregoing Deed and Certificate are registered in said office in _____, Book No. _____ page _____; that they were received _____ 19 ____ at _____ o'clock ____ M., and entered in Note Book _____ page _____

_____ Register

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $18,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair volutary sale.

Ann B. Malone
Affiant

Subscribed and sworn to before me this 31st day of June 1976.

Ila Williams
Dep. Reg.

BOOK4980 PAGE 123

D 32870

IDENTIF. REFERENCE

JAN 21 9 19 AM '76

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

JAN21 76	CONV	18,000.00			
JAN21 76 S'TAX			B*	46.80	
JAN21 76 PR'FEE			B*	.50	
JAN21 76	W'DEED		B*	4.00	* 51.30