BOOK 5053 PAGE 584

FORM NO. WD-1

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 10,950.00

Paul A. Evans
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF July 1976

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
PAUL A. EVANS (NAME)	FIDELITY FEDERAL SAVINGS & LOAN (NAME)	
1102 Montrose (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	118-1
Nashville, Tn (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	120 pm

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, Minnie McCowen

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul A. Evans and wife, Willia M. Evans

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. 116 in Montrose Plan to Nashville, Tennessee, as of record in Book No. 57, page 93, of the Register's Office of Davidson County, Tennessee.

Said Lot No. 116 fronts 50 feet on the North side of Bethel Street, now Montrose Avenue, and runs back between parallel lines 160 feet, more or less to an alley in the rear measuring 50 feet.

Being the same property conveyed to Lonnie McCowen and wife, Minnie McCowen by deed from Mary V. Stewart and J. W. Stewart, of record in Book 623, page 358, Register's Office for said County. The said Lonnie McCowen having since died and title now being vested in Minnie McCowen as surviving tenant by the entirety.

unimproved ( )
This is improved ( ) property, known as _____
(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 28 day of July, 1976

X Minnie McCowen

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Vivian M. Arbuckle, a Notary Public in and for said County and State, the within named Minnie McCowen

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 28 day of July 19 76

Commission expires My Commission Expires Jan. 29, 1978

Vivian M. Arbuckle
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

430150-7

WARRANTY DEED

FROM
Minnie McCowen

TO
Paul A. Evans and wife,
Willia M. Evans

D61587

IDENTIF. REFERENCE

AUG 3 2 15 PM '76

FELIA [illegible] REGISTER
DAVIDSON COUNTY, TENN.

AUG-3[illegible]		FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE	10,950.00		
AUG-3[illegible]	S'TAX			B*	28.34
AUG-3[illegible]	PRFEE			B*	.50
AUG-3[illegible]	W'DEED			B*	4.00 * 32.84

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.