This instrument prepared by

CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

RETURN TO
CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

BOOK 5061 PAGE 464

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,000.00

James M. Gunter
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF August, 19 76

Notary Public

MY COMMISSION EXPIRES: Dec 8 1976

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James M. Gunter (NAME)	same (NAME)	83-14
1708 Fatherland Street (STREET ADDRESS OR ROUTE NUMBER)	5908 Charlotte Ave (STREET ADDRESS)	201
Nashville, Tn. (CITY) (STATE) (P. O. ZIP)	Nash Tenn 37209 (CITY) (STATE) (ZIP)	

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, MARY LYNN EVANS, et vir, WILLIAM J. EVANS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES M. GUNTER

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. 20 of Block "A" on the Plan of the Priest Home Place, as of record in Book 161, Page 102, Register's Office for said County.

SAID Lot No. 20 fronts 50 feet on the southerly side of Fatherland Street and extends back between parallel line 150 feet to an alley.

BEING the same property conveyed to Mary Lynn Evans by deed from Lee Ann Hollingsworth, Trustee, of record in Book 4996, Page 985, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1708 Fatherland Street (House Number) (Street) Nashville, Tennessee (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 our hand s this 23rd day of August, 19 76

Mary Lynn Evans
MARY LYNN EVANS

William J. Evans
WILLIAM J. 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 MARY LYNN EVANS, et vir, WILLIAM J. EVANS

the bargainors, 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 23rd day of August 19 76

Commission expires Dec. 8th 1976

Thomas D. Sutton
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

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WARRANTY DEED

FROM

TO

IDENTIF. REFERENCE

AUG 24 10 56 AM '76

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG24 76	CONV	*5,000.00		
AUG24 76	S'TAX		B*	13.00
AUG24 76	PR'FEE		B*	.50
AUG24 76	W'DEED		B*	4.00
			*	17.50