This instrument prepared by: Homer R. Ayers, Attorney at Law,
223 Madison Street, Madison, Tennessee 37115

WARRANTY DEED

Mail

BOOK 5139 PAGE 42

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
RICKEY FRALEY (NAME)	The Lomas & Nettleton Company (NAME)	43-13
316 Elm Street (STREET ADDRESS OR ROUTE NUMBER)	Post Office Box 964 (STREET ADDRESS)	374
Madison, Tennessee 37115 (CITY) (P. O. ZONE) (STATE)	Virginia Beach, Va. 23451 (CITY) (ZONE) (STATE)	11 D 48735

FOR AND IN CONSIDERATION of the sum of ----------TEN AND 00/100----------
----------($10.00)---------- Dollars,

cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged, including the grantee assuming a certain unpaid indebtedness of record in Book 5034, page 39, Register's Office for Davidson County, Tennessee, which grantee promises to pay and agrees to hold grantors harmless from same,

JAMES T. EVENSON AND WIFE, HELEN F. EVENSON, hereinafter referred to as Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said RICKEY FRALEY, hereinafter referred to as Grantee, his

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 33 of Block "I" on the Map of Forest Park Subdivision at Madison, Tennessee, as of record in Book 843, page 44, Register's Office for said County, described as follows: Said Lot No. 33 fronts 50 feet on the southerly side of Elm Street and runs back between parallel lines 150 feet to a dead line.

Being the same property conveyed to James T. Evenson and wife, Helen F. Evenson, by deed from Harry Clayton Owens, of record in Book 5034, page 35, Register's Office for Davidson County, Tennessee.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE CAROLYN T. MALONEY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $15,790.13

Subscribed and sworn to before me, this the 20th day of April 19 77

Affiant Candy Lynch

My commission expires: 3/15/81 (Affix Seal)

Notary Public Carolyn T. Maloney

This is improved (X) unimproved ( ) property, known as 316 Elm Street, Madison, Tennessee 37115
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said grantee, his

(successors), heirs and assigns forever. we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as appears of record.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said grantee, his

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 20th day of April, 1977, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

James T. Evenson

Helen F. Evenson

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* JAMES T. EVENSON AND WIFE, HELEN F. EVENSON

the within named 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 Madison *Tennessee, this* 26th *day of* April, *19* 77

Carolyn F. Mahoney *Notary Public*

Commission expires 3/15/81

CAROLYN F. MAHONEY NOTARY PUBLIC DAVIDSON COUNTY, TENN. STATE OF TENNESSEE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19* .....

.....*Notary Public*

Commission expires .....

APR 22 77	CONV	15,790.13			
APR 22 77	S'TAX		6*	41.08	
APR 22 77	PR'FEE		6*	.50	
APR 22 77	W'DEED		3*	4.00	* 45.58

WARRANTY DEED

FROM

JAMES T. EVENSON, ET UX

TO

RICKEY FRALEY

E 00105

IDENTIF. REFERENCE

APR 22 1 53 PM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency of Nashville, Inc.
Suite 106 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115