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77-12-25
FORM NO. WD-2

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF DECEMBER, 19 77.

Notary Public

MY COMMISSION EXPIRES: 6/17/80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, Attorneys, 903 Fidelity Federal Building, Nashville, TN 37219.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles W. Evilcizer, et ux (NAME)	Owners (NAME)	41-42
P. O. Box 8400 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	12D-72980
Nashville, TN 37207 (CITY) (STATE) (P. O. ZIP)	(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, MARGARET GASSER, A Life Tenant and THOMPSON PROPERTIES 101 TT. 205 LTD. A Limited Partnership, in which William H. Franklin, Jr. is General Partner

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MARGARET GASSER, For Life, and the remainder interest to CHARLES W. EVILCIZER and wife, JUANITA S. EVILCIZER,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS,

Tract 3: Land in the 10th & the 12th Civil District of Davidson County, Tennessee and being described in part according to a survey by John B. Rainey, Surveyor #823, dated October 6, 1977 and known as Job No. 77-344 as follows:

Beginning at an iron pin on the westerly margin of Brick Church Pike, said iron pin being the southeast corner of this tract and also being N8°26'E 200.0' from the northeast corner of the Jerry Crecelius property of record in Deed Book 4451, page 519, Register's Office Davidson County, Tennessee; thence leaving the margin of said road N80°53'W 754.50' to an iron pin; thence N8°26'E 225.0' to an iron pin; thence S80°53'E 754.50' to an iron pin on the westerly margin of the aforesaid Brick Church Pike; thence with the margin of said pike S8°26'W 325.0' to the point of beginning containing 5.63 acres more or less.

Being a portion of the same property conveyed to Thompson Properties, 101 TT. 205 LTD by deed of record in Book 4868, page 77, Register's Office for Davidson County, Tennessee.

This conveyance is subject to a vendor's lien retained by Third National Bank, Trustee, of record in Book 4868, page 77, said Register's Office. There is also reserved in this conveyance as easement along the front line of said tract which is to be used for ingress and engress of a driveway and water line and the Grantees herewith agree to relocated a driveway and water line entirely on the subject premises on or before October 1, 1978 and further understand said driveway and water line is for Tracts 1 and 2 and shall expire on or before October 1, 1978.

All dwellings are to have a minimum of 1400 square feet of living area and a minimum building setback line of 100 feet from Brick Church Pike. No housetrailers, hogs or commercial raising of fowl will be allowed.

unimproved (X)
This is improved ( ) property, known as 3570 Brick Church Pike, Nashville, TN
(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 our hand this 6th day of Dec., 1977

Margaret Gasser
MARGARET GASSER

THOMPSON PROPERTIES 101 TT. 205, LTD

BY: William H. Franklin, Jr.

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Margaret Gasser

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 6th day of Dec. 1977

Commission expires My Commission Expires Dec. 20, 1980

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

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 ~~JAN 16 78~~ COUNTY $9,800.00 B* 143.00
said _____ as such _____ ~~JAN 16 78~~ S'TAX B* .50
Witness my hand and official seal at office at _____ ~~JAN 16 78~~ PR'FEE B* 4.00 * 147.50
on this the _____ day of _____, 19__ ~~JAN 16 78~~ W'DEED

My commission expires _____

Notary Public

FILE IN BOX 4

WARRANTY DEED

FROM
MARGARET GASSER and THOMPSON PROPERTIES 101 TT, 205 LTD.

TO
MARGARET GASSER and CHARLES W. EVILCIZER and wife, JUANITA EVILCIZER

E 46272

IDENTIF. REFERENCE

JAN 16 1 41 PM '78

FELIX Z. [illegible] REGISTER
DAVIDSON [illegible]

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE OF GEORGIA
DeKalb County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William H. Franklin, Jr.

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at DeKalb County, Georgia, this _____ day of December 1977

Commission expires _____

Notary Public

NOTARY PUBLIC GEORGIA