WARRANTY DEED

BOOK 5407 PAGE 757

9911 03/20 260.60- CHECK

FROM JAY U. STERLING, AND ANGELA STERLING AND WIFE,

ADDRESS NEW OWNER(S) AS FOLLOWS:	ROMIE EDWARD EVANS, AND MARY SUE E. EVANS HIS WIFE 4400 BELMONT TERRACE #158 NASHVILLE, TENNESSEE 37215
SEND TAX BILLS TO:	FIDELITY FEDERAL SAVINGS & LOAN ASSOCIATION 401 UNION STREET NASHVILLE, TENNESSEE 37219
PREPARED BY:	CLYDE PAUL HOLLAND 2016 PARKWAY TOWERS NASHVILLE, TENNESSEE 37219
MAP-PARCEL NOS:	131-3-B 158 PW

F. I. 9 4 2 8

IDENTIF. REFERENCE

MAR 20 10 50 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

(STATE OF TENNESSEE COUNTY OF ..... DAVIDSON .....)

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ ..... 98,500.00 ..... Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS ..... MARCH ..... DATE 54 1979

Jeanette S. Parker
NOTARY PUBLIC

July 27 1981
COMMISSION EXPIRES

AFFIX SEAL

NOTARY PUBLIC STATE OF TENNESSEE

FOR AND and IN CONSIDERATION OF the sum of ..... TEN DOLLARS AND NO\100 .....

..... ($10.00) ..... DOLLARS

CASH IN HAND PAID BY ROMIE EDWARD EVANS, AND MARY SUE E. EVANS, HIS WIFE, AND OTHER GOOD AND VALUABLE CONSIDERATION, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, AND THE AGREEMENT BY THE SAID ROMIE EDWARD EVANS AND MARY SUE E. EVANS, HIS WIFE, TO ASSUME AND AGREE TO PAY THE UNPAID BALANCE OF A LOAN IN THE ORIGINAL PRINCIPAL AMOUNT OF $54,000.00 TO FIDELITY FEDERAL SAVINGS & LOAN ASSOC. SECURED BY A DEED OF TRUST OF RECORD IN BOOK 5090 PAGE 549 REGISTERS OFFICE FOR DAVIDSON COUNTY, TENN., PAYABLE IN CONFORMITY WITH THE TERMS AND CONDITIONS THEREIN STATED;
JAY U. STERLING, AND ANGELA STERLING AND WIFE,

..... GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said
ROMIE EDWARD EVANS, AND MARY SUE E. EVANS HIS WIFE

..... their (his, her, its) heirs, successors and assigns,

DAVIDSON

a certain tract or parcel of land in ..... County, State of Tennessee, described as follows, to wit:

BUILDING SITE NO. 158 ON THE PLAN OF ARDEN PLACE, SECTION III AS OF RECORD IN BOOK 4660, PAGE 152, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE, REFERENCE TO WHICH PLAT IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION OF SAID PROPERTY, TOGETHER WITH ONE MEMBERSHIP IN ARDEN PLACE HOMEOWNERS ASSOCIATION, INC., A NOT-FOR-PROFIT CORPORATION OF THE STATE OF TENNESSEE, AND ALL OBLIGATIONS AND PRIVILEGES THEREUNTO BELONGING OR IN ANYWISE APPURTAINING TO SAID MEMBERSHIP.

BEING PROPERTY CONVEYED TO JAY U. STERLING BY DEED FROM SHERIDAN CONSTRUCTION COMPANY OF RECORD IN BOOK 5090 PAGE 546 REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE

RECORDER'S MEMO: Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

THIS CONVEYANCE IS MADE AND ACCEPTED BY THE GRANTEES HEREIN SUBJECT TO THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FILED BY SHERIDAN CONSTRUCTION COMPANY AS RECORDED IN BOOK 4754 PAGE 455 REGISTERS OFFICE FOR DAVIDSON COUNTY, TN. THIS PROPERTY MADE SUBJECT TO SAID DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS BY THE FIRST SUPPLEMENTAL DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FILED BY SHERIDAN CONSTRUCTION COMPANY IN BOOK 4019, PAGE 564, SAID REGISTERS OFFICE, AND SECOND SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD IN BOOK 4916, PAGE 277, SAID REGISTERS OFFICE.

THIS CONVEYANCE IS MADE SUBJECT TO ALL EASEMENTS, RESTRICTIONS AND MATTERS OF PUBLIC RECORD, INCLUDING TAXES FOR THE YEAR 1979 AND SUBSEQUENT YEARS.

BOOK 5407 PAGE 758

unimproved ( ) property, known as 4400 BELMONT PLACE #158, NASHVILLE, TN.
This is improved ( ) property, known as Number Street City State 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 ROMIE EDWARD EVANS, AND MARY SUE E. EVANS HIS WIFE THEIR heirs, successors and assigns, forever.

AND WE do covenant with the said ROMIE EDWARD EVANS, AND MARY SUE E. EVANS HIS WIFE 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 except of record.

AND WE, JAY U. STERLING, AND ANGELA STERLING AND WIFE, do(es) further covenant and bind OURSELVES, OUR heirs and representatives, to WARRANT and forever defend the title to the said land to the said ROMIE EDWARD EVANS, AND MARY SUE E. EVANS HIS WIFE THEIR heirs successors and assigns against the lawful claims of all persons whomsoever.

WITNESS OUR hand this 15TH day of MARCH 19 79

JAY U. STERLING

ANGELA STERLING

{STATE OF Tenn.; COUNTY OF DAVIDSON } (Individual Acknowledgment)

Personally appeard before me, the undersigned, a Notery Public in and for said County and State, the within named JAY U. STERLING, , ANGELA STERLING,

the bargainer(s), with whom I am personally acquainted, and acknowledged that they (he, she) executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at NASHVILLE City Tenn. State

this 15 day of MARCH 19 79

8-18-81
Comission Expires

Notary Public

CLYDE P. HOLLAND NOTARY PUBLIC DAVIDSON COUNTY TENN. STATE OF TENNESSEE

(AFFIX SEAL)

{STATE OF ; COUNTY OF } (Corporate Acknowledgment)

Before me, the undersigned, 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 (Title) of the , a corporation, the within named bargainer, and that he as such (Title) being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as (Title)

WITNESS my hand and seal, at office in CITY: STATE:

this day of 19

Commission Expires

Notary Public

(AFFIX SEAL)

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5407 PAGE 759

FOR

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

98500.00- CAMT.
256.10 CSTAX
.50 PRFEE
4.00 WDEED
CHECK 260.60-
9911A03/20/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. I. 9 4 2 8

IDENTIF. REFERENCE

MAR 20 10 50 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 671479