FILE BOX #2

WARRANTY DEED

FROM JANICE C. RIGGS, married, formerly JANICE CRAIG CHAPMAN BOOK 5572 PAGE 87

ADDRESS NEW OWNER(S) AS FOLLOWS:	SANDY S. EVANS, single 4400 Belmont Park Terrace Unit #149 Nashville, Tennessee 37215
SEND TAX BILLS TO:	NEW OWNER
PREPARED BY:	CLYDE PAUL HOLLAND, ATTORNEY 2016 PARKWAY TOWERS NASHVILLE, TENNESSEE 37219
MAP-PARCEL NOS:	131-3B-149 16DA 39526

{STATE OF TENNESSEE COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 95,000.00 Affiant Sandy Evans

SUBSCRIBED AND SWORN TO BEFORE ME THIS 27th day of February, 1980.
DATE

Jeanette S. Sanders
NOTARY PUBLIC

7-27-81
COMMISSION EXPIRES

AFFIX SEAL

FOR AND and IN CONSIDERATION OF the sum of ----------TEN AND 00/100----------

----------($10.00)---------- DOLLARS

cash in hand paid by SANDY S. EVANS, single and other good and valuable consideration the receipt of which is hereby acknowledged,

JANICE C. RIGGS, married, formerly JANICE CRAIG CHAPMAN
and DAVID G. RIGGS, her husband

.....GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said

.....SANDY S. EVANS, single,.....

.....GRANTEE,..... their (his, her, its) heirs, successors 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 BUILDING SITE NO. 149 on the Plan of Arden Place, Section II, as of record in Book 4675, Page 119, Register's 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 Home Owner's 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 the same property conveyed to Janice Craig Chapman, a widow, by deed from Sheridan Construction Company, a Tennessee corporation, of record in Book 4934, Page 948, Register's Office for Davidson County, Tennessee.

THIS conveyance is made subject to Declaration of Covenants, Conditions and Restrictions of record in Book 4754, Page 455, said Register's Office, made applicable to the subject property by First Supplemental Declaration of Covenants, Conditions and Restrictions of record in Book 4819, Page 564, said Register's Office and by Second Supplementary Declaration of Covenants, Conditions and Restrictions of record in Book 4916, Page 277, said Register's Office; to all easements, restrictions and matters of public record, including taxes for the year 1980 and subsequent years.

DAVID G. Riggs enters into this instrument to convey any right, title or interest he may now have or ever have had in and to the subject property by virtue of his marriage to Janice C. Riggs, formerly Janice Craig Chapman.

unimproved ( )
This is improved (X) property, known as 4400 Belmont Park Terrace Unit #149, Nashville, TN. 37215.
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 GRANTEE, her heirs, successors and assigns, forever.

AND we do covenant with the said GRANTEE 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 the undersigned GRANTORS 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 GRANTEE, her heirs successors and assigns against the lawful claims of all persons whomsoever.

WITNESS our hand s this 27th day of February, 1980

Janice C. Riggs
JANICE C. RIGGS, formerly JANICE CRAIG CHAPMAN

David G. Riggs
DAVID G. RIGGS

{STATE OF TENNESSEE; COUNTY OF DAVIDSON} (Individual Acknowledgment)

Personally appeard before me, the undersigned, a Notery Public in and for said County and State, the within named JANICE C. RIGGS, formerly JANICE CRAIG CHAPMAN and DAVID G. RIGGS, her husband,

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, Tennessee
City State

this 27th day of February 1980

July 27, 1981
Comission Expires

Jeanette A. Banks
Notary Public

(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)

CHECK

FEB 9 12 11 PM '80

IDENTIFICATION REFERENCE

F78686

5450

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5572 PAGE 89

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			95000.00- CO	
			247.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 253.50-	
5450A02/29/80			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 78686

IDENTIF. REFERENCE

FEB 29 12 11 PM '80

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 744667