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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 18,500.00

Annie Bell Evans
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF December, 19 79

Notary Public

MY COMMISSION EXPIRES: 10/20/80

(AFFIX SEAL)

File Boe'7 SATURN

THIS INSTRUMENT WAS PREPARED BY
George H. Cate, Jr., Atty., 1101 Stahlman Bldg., Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mrs. Sammie Steele (NAME)	Guaranty Mortgage Company (NAME)	Map 81-6
921 34th Avenue, North (STREET ADDRESS OR ROUTE NUMBER)	783 Old Hickory Blvd. (STREET ADDRESS)	Parcel 19
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	Brentwood, TN 37027 (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, Annie Bell Evans, a single person,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SAMMIE STEELE

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:

Being Lot No. 84 on the Plan of Cumberland Gardens, as of record in Book 2900, Pages 3 and 4, Register's Office for said County, described as follows:

Beginning on the northeasterly margin of Vance Avenue at the corner of Lots Nos. 83 and 84; thence with the line between said two lots northeastwardly 107.5 feet to the corner of Lots Nos. 83, 84 and 85; thence with the line between said lots Nos. 84 and 85 northwestwardly 81.3 feet to the southeasterly margin of O'Neal Drive, thence with same southwestwardly 98.64 feet to the beginning of a curve; thence around said curve with a radius of 20 feet southeastwardly 31.42 feet to the northeasterly margin of said Vance Avenue; thence with same southeastwardly 65 feet to the beginning.

Being the same property conveyed to Annie Bell Evans by deed from Norman S. McLeod and wife, Grace Dobson McLeod, of record in Book 4150, Page 639, Office of the Register for Davidson County, Tennessee.

This conveyance is made subject to the balance upon an indebtedness secured by a Deed of Trust of record in Book 2979, Page 435, R.O.D.C., to Guaranty Mortgage Company which is expressly assumed by the grantees.

Taxes for 1979 are prorated and assumed by the grantees.

unimproved ( )
This is improved (X) property, known as 2711 O'Neal Drive Nashville, TN 37208
(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 my hand this 7th day of December, 19 79

Annie Bell Evans
Annie Bell Evans

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Margaret A. Cate, a Notary Public in and for said County and State, the within named Annie Bell Evans, a single person,

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 7th day of December 19 79

Commission expires Nov. 23, 1980

Margaret A. Cate
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

WARRANTY DEED

FROM
Annie Bell Evans

TO
Mrs. Sammie Steele

F 86073

IDENTIF. REFERENCE

APR 22 1 33 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

817 54.60 CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

18500.00- CO
48.10 CO TX
.50 PRFEE
6.00 WDEED
CHECK 54.60-
4817A04/22/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 8 6 0 7 3

IDENTIF. REFERENCE 1

APR 22 1 33 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 753675