Mail

THIS INSTRUMENT PREPARED BY:

WATTS & UNDERWOOD, ATTORNEYS
Suite 150
2000 Richard Jones Road
Nashville, Tennessee 37215

BOOK 7628 PAGE 611

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Cynthia S. Evans	SAME	83-05
(NAME) 1020 Maxwell Avenue	(NAME)	149
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37206	(STREET ADDRESS)	19W 18795
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of EIGHTY THREE THOUSAND AND 00/100---------- *Dollars*

AUG 17 9 53 AM '88

5 6 3 8 1

Albert L. Gerth, Jr.

have this day bargained and sold, and do hereby transfer and convey unto the said Cynthia S. Evans, unmarried

7831 08/17 0101 03CHECK 280.40

the Grantees herein, their (successors), heirs and assigns,

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

BEING the northerly part of Lot No. 9 and the easterly part of the northerly part of Lot No. 10, on the Plan of the D. H. Bailey Property, as of record in Book 421, page 65, Register's Office for said County, described according to a survey made by Erle Drake, County Surveyor, March 27, 1925, as follows:

BEGINNING at a point on the southerly margin of Maxwell Avenue 75.45 feet east from the southeast corner of said Avenue and Bailey Street, or Laurent Street; thence easterly with the southerly margin of Maxwell Avenue 75.45 feet to the northeast corner of said Lot No. 9; thence southerly with the line between Lots Nos. 8 and 9, 150.4 feet to the northerly margin of an alley; thence westwardly with the northerly margin of said alley 75 feet; thence northerly and parallel with the line between Lots Nos. 9 and 10, 158.5 feet to the beginning.

BEING the same property conveyed to Albert L. Gerth, Sr. and wife, Ruth Parrish Gerth, by deed from Mrs. Vina M. Demonbreun of record in Book 1339, page 38, said Register's Office; the said Albert L. Gerth, Sr. and wife, Ruth Parrish Gerth both having since died, leaving Albert L. Gerth, Jr. as the sole heir-at-law.

Mildred P. Gerth joins in this conveyance to convey any interest she may have in the property, particularly any marital interest.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } *The actual consideration or value whichever is greater for this transfer is* $ 83,000.00

Subscribed and sworn to before me this the 15th *day of* August, *19* 88

My commission expires March 11, 1990

Affiant

Notary Public

(Affix Seal)

This is improved ( ) unimproved ( ) property, known as 1020 Maxwell Avenue, Nashville, Tennessee 37206
(House Number) (Street) P.O. Address (City or Town)

TO HAVE AND TO HOLD said real estate with the appurtenances, estate, title and interest thereto belonging, to the Grantees their (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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 15th *day of* August *19* 88 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Mildred P. Gerth
Mildred P. Gerth

Albert L. Gerth Jr
Albert L. Gerth, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me Mitchell A. Watts, *a Notary Public in and for said County and State* Albert L. Gerth, Jr. and wife, Mildred P. Gerth

the within named bargainor S *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* they *executed the within instrument for the purposes therein contained*

Witness my hand and official seal at Nashville, *Tennessee, this* 15th *day of* August 1988

Mitchell A. Watts
Notary Public

Commission expires 3/11/90

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 (or proved to me on the basis of satisfactory evidence), 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

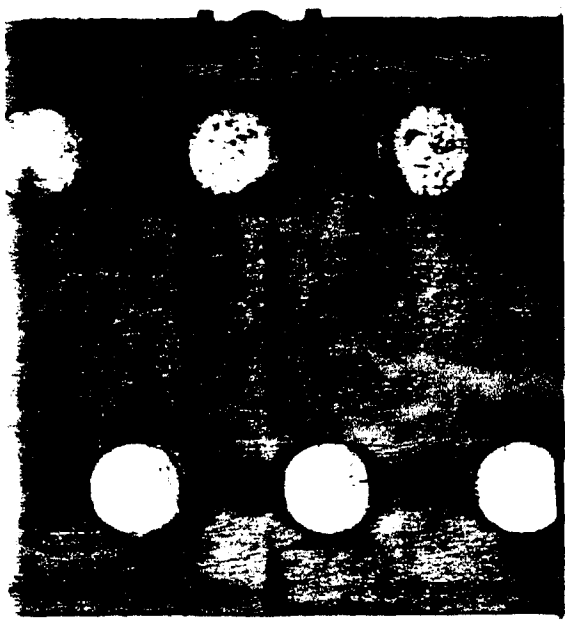
WARRANTY DEED

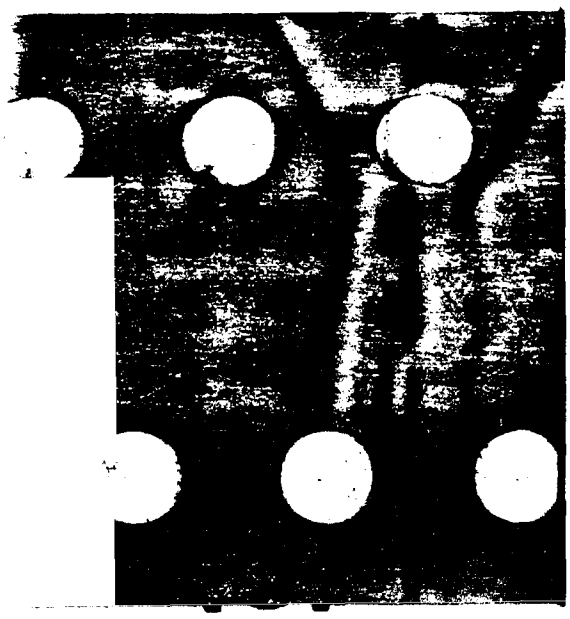
FROM

Albert L. Gerth, Jr.

TO

Cynthia S. Evans





OFFICIAL RECEIPT

FE... Z WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7628 PAGE 613

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	83000.00
CON TX	273.90
PRFEE	0.50
WDEED	6.00
TOTAL	280.40
CHECK	280.40

08/17/88 01 09:54 0001 7831

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

59381

THIS IS TO CERTIFY THAT THIS IS A TRUE AND EXACT COPY OF THE ORIGINAL INSTRUMENT FILED FOR REGISTRATION IN THIS OFFICE

Aug 17 9 53 AM '88

No. 124377