Mail

THIS INSTRUMENT PREPARED BY:
WILLIAMS & SMITH, ATTORNEYS
Post Office Box 3079
Nashville, Tennessee 37219-0079

FILED & RECORDED
DAVIDSON COUNTY, TN
JAN 23 2 57 PM '89
REGISTER

IDENTIFICATION REFERENCE
0 3 2 9 6

WARRANTY DEED

BOOK 7756 PAGE 635

ADDRESS NEW OWNER(S):	PARTY RESPONSIBLE FOR TAXES:	MAP & PARCEL #
William K. Wall and Mary Sue Mimms 426 Deer Lake Drive Nashville, TN 37221	Same	Map # 142-3 Parcel # 426

FOR AND IN CONSIDERATION of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned, MARCELL EVANS and wife, MILDRED S. EVANS, do hereby transfer and convey unto WILLIAM K. WALL and MARY SUE MIMMS, a certain condominium apartment located in Davidson County, Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Unit 426 in Deer Lake Retirement Community a horizontal property regime located on Hicks Road at Highway 70 South, as shown on the Plat of Deer Lake Retirement Community recorded in Book 5050, Pages 28 and 29, and as amended in Book 5050, Pages 62 and 63, and further amended in Book 5431, Page 293, and described in a Master Deed in Book 5097, Pages 529 through 118, to which reference is hereby made.

THERE is conveyed with the above described condominium unit an undivided interest in and to the general and/or restricted common areas and facilities of Deer Lake Retirement Community as said areas are set forth and defined in the Master Deed of record in Book 5097, Page 529, said Register's Office, and the By-Laws of Deer Lake Retirement Association, Inc. of record in Book 5141, Page 82, amended in Book 5154, Page 834, said Register's Office and further amended in Book 5168, Page 668, said Register's Office.

BEING the same property conveyed to Marcell Evans and wife, Mildred S. Evans by deed from Dorris P. Basford, unmarried, of record in Book 6413, Page 23, Register's Office for Davidson County, Tennessee.

This is improved real property known as 426 Deer Lake Drive, Nashville, Tennessee 37221.

TO HAVE AND TO HOLD said tract or parcel, with the appurtenances, estate, title and interest therein belonging to the said WILLIAM K. WALL and MARY SUE MIMMS, their heirs, successors and assigns forever.

The undersigned covenants with the said WILLIAM K. WALL and MARY SUE MIMMS that they are lawfully seized and possessed of said real property in fee simple; have the good right to convey it and the same is unencumbered, except for:

1. Real property taxes for 1989 which are prorated and assumed by the Grantees.

2. Matters set forth on the Plat of Deer Lake Retirement Community as of record in Book 5050, Pages 28 and 29, and amended in Book 5050, Pages 62 and 63, and further

amended in Book 5431, Page 293, said Register's Office.

3. Terms, provisions, covenants, conditions, easements, and rights established by and contained in the Master Deed of Deer Lake Retirement Community, a Horizontal Property Regime of record in Book 5097, Page 529, said Register's Office, and the By-Laws of Deer Lake Retirement Association, Inc. of record in Book 5141, Page 82 and amended in Book 5154, Page 834, said Register's Office, and further amended in Book 5168, Page 668, said Register's Office.

Except as stated above, the undersigned do further covenant and bind themselves, and their heirs, successors and assigns to warrant and forever defend the title to said land to the said WILLIAM K. WALL and MARY SUE MIMMS their heirs, successors and assigns, against the lawful claims of all other persons or entities whomsoever.

IN WITNESS WHEREOF, the undersigned have executed this 20 day of January, 1989.

Marcell Evans
MARCELL EVANS

Mildred S. Evans
MILDRED S. EVANS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Donna E. Olives a Notary Public in and for said State and County, the within named MARCELL EVANS and MILDRED S. EVANS, the bargainors, 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 20 day of January, 1989.

Donna E. Olives
NOTARY PUBLIC

My Commission Expires: 11-12-90

AFFIDAVIT OF VALUE

The actual consideration or value for this transfer, whichever is greater, is $54,500.00.

William K. Wall
AFFIANT

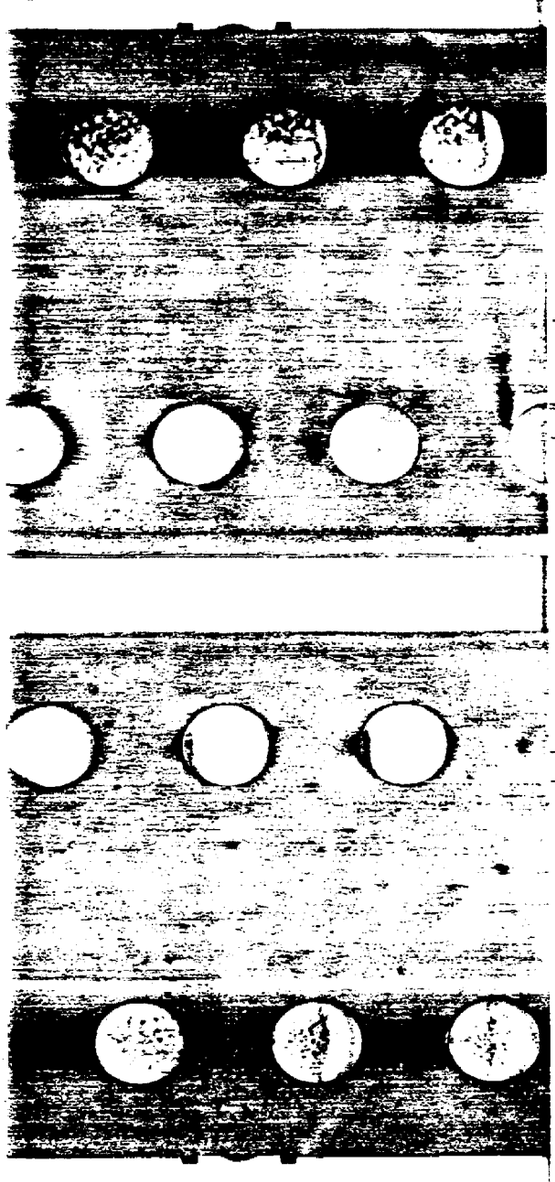
Sworn to and subscribed before me this 20th day of January, 1989.

Donna E. Olives
NOTARY PUBLIC

My Commission Expires: 11-12-90

RECEIVED FOR RECORD
01/23/89 10:52 AM
DAVIDSON COUNTY, TENN.
REGISTER

186.25



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

RECEIVED OF _____

FOR _____

BOOK 7756 PAGE 637

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
				CAMT 54500.00
				CON TX 179.85
				PRFEE 0.50
				WDEED 6.00
				TOTAL 186.35
				CHECK 186.35
			01/23/89 01	14:59 0001 8451

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03296

IDENTIFICATION REFERENCE

JAN 23 2 57 PM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 175079