map 119-2
par. 115&c

BOOK 8018 PAGE 75

PREPARED BY CHARLES K. SMITH, ATTORNEY, HARTSVILLE, TN 37074

Mail

SEND TAX BILLS TO:
Joyce Waller
201 Wayford Dr.
Nashville, TN 37211

ADDRESS OF NEW OWNERS:
Joyce Waller
201 Wayford Dr.
Nashville, TN 37211

W A R R A N T Y D E E D

FOR AND IN CONSIDERATION of the sum of ONE DOLLAR ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, I, Thelma Lacy Richardson, a single person, have bargained and sold and by these presents do hereby transfer and convey unto Joyce A. Waller, her heirs and assigns, forever, the following described tract or parcel of land, to-wit:

BEING Lot No. 15 on the Map of Glenrose Subdivision, as of record in Book 1424, Page 142, Register's Office for said County.

Said Lot No. 15 fronts 98 feet on the northerly side of Evelyn Avenue and runs back between lines, 134.4 feet on the west line and 131.6 feet on the east line, to a dead line in the rear, which is a broken line, measuring 129 feet thereon.

BEING that property conveyed to Holland A. Richardson, now deceased, and wife, Thelma Lacy Richardson, by deed dated November 16, 1950, from Robert C. Wren and wife, Bonnie H. Wren, of record in Deed Book 1912, Page 91, Register's Office of Davidson County, Tennessee.

This conveyance is made subject to restrictions of record in Book 1811, page 606, and in Book 1785, page 365, said Register's office.

Included in the above description but excluded from this conveyance is the following described portion of this property, which was conveyed to the State of Tennessee Department of Highways, which conveyance is of record in Book _____, page_____, said Register's Office:

Beginning at a point in the northerly margin of Evelyn Drive said point being R.B. Hawk's southeast corner and 90 feet easterly from the east margin of Miller Street; thence with Hawk's east boundary line northwardly 134.4 feet to a point in the southerly boundary of Dorothy Thoni's property; thence with said boundary eastwardly 14 feet to the southwest corner of property of the State of Tennessee; thence with the State's southerly boundary southeastwardly 115 feet to B.E. Landis, Jr.'s northwest corner; thence with Landis' westerly boundary southwesterly 64.6 feet to a point; thence south 84 degrees 03 minutes west 125.3 feet to the point of beginning and containing 0.27 acres.

93571

IDENTIFICATION REFERENCE

JAN 3 2 03 PM '90

DAVIDSON COUNTY, TN

TO HAVE AND TO HOLD said tract or parcel of land together with all improvements thereon and the appurtenances thereunto belonging unto the said GRANTEE, her heirs and assigns.

AND I DO COVENANT with the said GRANTEE that I am lawfully seized and possessed of said property, that I have a good and lawful right to sell and convey the same, and that it is free from any lien or encumbrance whatsoever.

AND I DO FURTHER COVENANT and bind myself, my heirs and legal representatives, to warrant and forever defend the title thereto against the lawful claims and demands of all persons whomsoever.

IN TESTIMONY WHEREOF, I have hereunto set my hand this the 24 day of November, 1989.

Thelma Lacy Richardson
THELMA LACY RICHARDSON

STATE OF TENNESSEE

COUNTY OF TROUSDALE

PERSONALLY appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, the within named bargainor, THELMA LACY RICHARDSON, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purpose therein contained.

WITNESS my hand and official seal at Hartsville, Tennessee this the 24 day of November, 1989.

Charles K. Grant
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:

2-1-92

STATE OF TENNESSEE

COUNTY OF TROUSDALE

I hereby swear or affirm that the actual consideration for

this transfer or value of the property transferred, whichever is greater, is $100.00 .

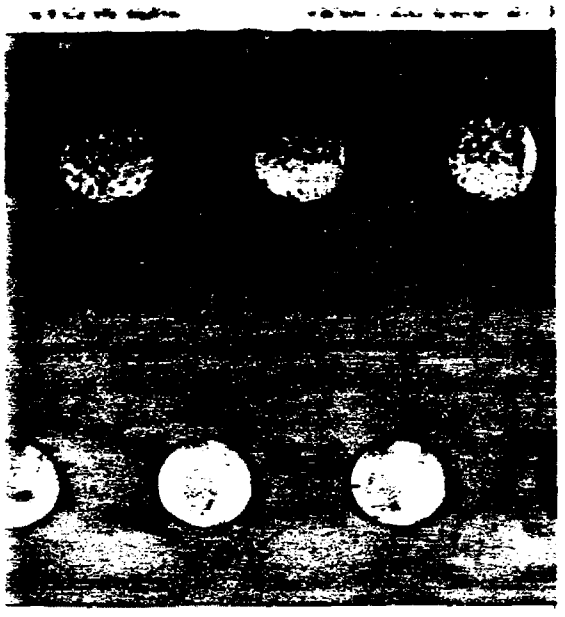
Joyce A. Waller
~~AFFIANT~~

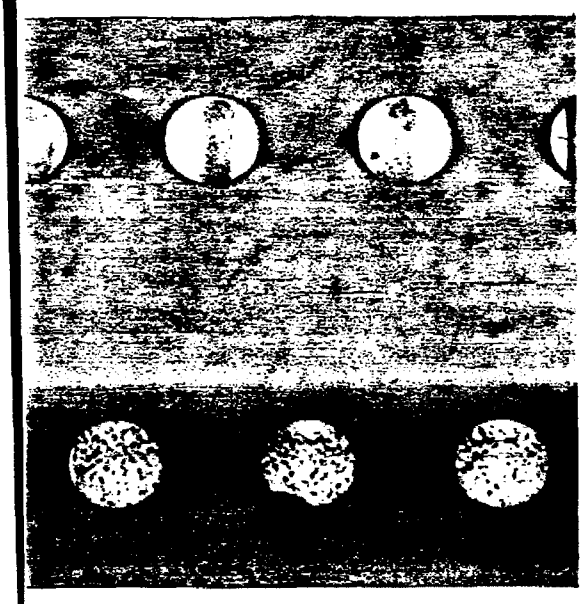
SUBSCRIBED and sworn to before me this the ___day of ~~November, 1989~~. June 3. 1990

(S) Williams
~~NOTARY PUBLIC~~

~~My Commission Expires:~~ dbg-kg.

7601 01/03 0101 03CHECK 10.33





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 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	100.00
CON TX	0.33
PRFEE	1.00
WDEED	9.00
TOTAL	10.33
CHECK	10.33

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 01-03 0001 9801

93571

IDENTIFICATION REFERENCE

JAN 3 2 03 PM '90

DAVIDSON COUNTY, TN

No. 280958