Bk 33

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 140,000.00
Laura K. Eaves
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
20th DAY OF February, 19 90
Notary Public
MY COMMISSION EXPIRES March 11, 1990
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Devereaux D. Cannon, Jr., Attorney, 344 Fourth Avenue North, Nashville, TN 37219 - P27553CO - Box 33

ADDRESS NEW OWNER(S) AS FOLLOWS.	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
John A. Eaves	SAME AS OWNER	104-10-0
(NAME)	(NAME)	
3306 Overlook Drive		126.00
(ADDRESS)	(ADDRESS)	
Nashville, TN. 37212		26W 07575
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Karen Jewett, (now Lackey) and husband, James G. Lackey, III

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John A. Eaves and wife, Laura K. Eaves

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.

Land in Davidson County, Tennessee, being Lot No. 183 and the southeasterly 50 feet of Lot No. 184 on the Map showing R. W. Grizzard's Subdivision of part of the Bosley Tract, not of record, described according to a survey made by Erle Drake, County Surveyor, October 10, 1930, as follows:
BEGINNING at the northeast corner of Chesterfield Avenue and Overlook, formerly Hillside Drive; running thence with the easterly margin of Chesterfield Avenue, northwardly 120 feet to the point the southwest corner of the property conveyed to George W. Fatherree and wife, by deed from Joseph Reynolds and wife, of record in Book 1942, page 49, Register's Office, eastwardly with the southerly margin of said Fatherree Property, 180 feet to a point in the westerly line of Lot 170 in said Subdivision; thence with said line of Lot 170 southwardly 120 feet to the northerly margin of overlook Drive; thence with said Drive westwardly 180 feet to the point of beginning.

Being the same property conveyed to James Jewett and wife, Karen Jewett by deed from Lenard L. Ball and wife, Nell Denton Ball, of record in Book 4769, page 340, Register's Office, Davidson County, Tennessee, the said James Jewett having since conveyed his interest to Karen Jewett (now Lackey) by Quitclaim Deed of record in Book 5879, page 568, said Register's Office.

James G. Lackey, III herein joins to convey any and all rights title and interest he may have by reason of the marital status.

unimproved ( )
This is improved (X) property known as 3306 Overlook Drive, Nashville, TN. 37212
(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 our hand s this 20th day of February, 19 90

Karen Jewett Lackey
Karen Jewett, (now Lackey)

James G. Lackey, III

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Karen Jewett, (now Lackey) and husband, James G. Lackey, III

the 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 20th day of February, 19 90

Commission expires March 11, 1990

Notary Public

STATE OF TENNESSEE
COUNTY OF

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 (his oath / themselves) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he / they) as such _____ and _____ being authorized so to do, execute 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
Karen Jewett, (now Lackey) and husband, James G. Lackey, III

TO
John A. Eaves and wife, Laura K. Eaves

RETURN TO:

Devereaux D. Cannon, Jr., Attorney
344 Fourth Avenue North
Nashville, TN 37219 - P27553CO - Box 33

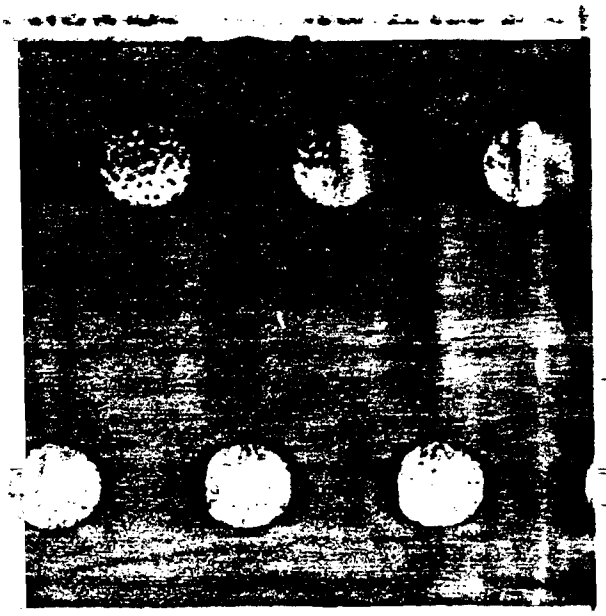
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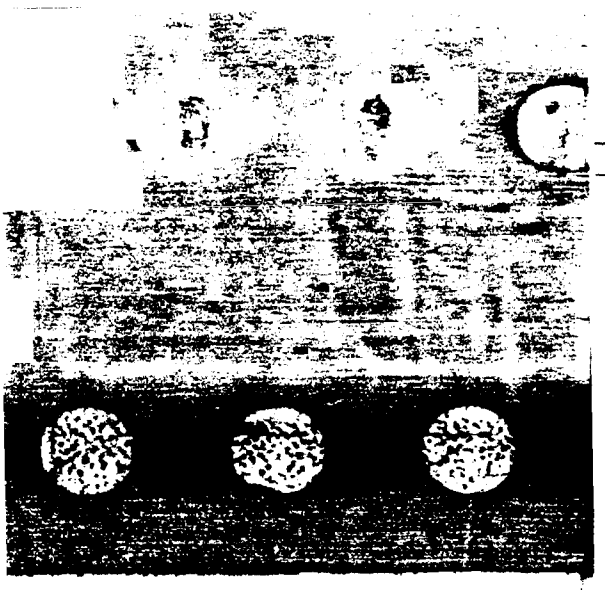
IDENTIF. TREFERENCE

Feb 20 2 49 PM '90

DAVIDSON COUNTY TN.

4493 02/20 0101 03CHECK 469.00





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

RECEIVED OF _____

FOR _____

BOOK 8048 PAGE 799

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 140000.00
CON TX 462.00
PRFEE 1.00
WDEED 6.00
TOTAL 469.00
CHECK 469.00
02/20/90 01 14:49 0001 4193

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04985

IDENTIF. REFERENCE

FEB 20 2 49 PM '90

FELIX Z. WILSON II REG.
DAVIDSON COUNTY TN.

No. 294176