THIS DEED WAS PREPARED FROM INFORMATION SUPPLIED BY THE GRANTEE. NO TITLE OPINION WAS REQUESTED AND NONE IS GIVEN.

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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 $10,000.00

Evelyn Chasteen Jacqueline Evans
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF DECEMBER, 1990.

William J. Weisenmeier
Notary Public

MY COMMISSION EXPIRES: My Commission Expires JAN. 13, 1993

(AFFIX SEAL)

LARRY D. CANTRELL THIS INSTRUMENT WAS PREPARED BY
ATTORNEY AT LAW, P.C. 1205 - 8th AVENUE SOUTH, NASHVILLE, TN 37203
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JACQUELINE EVANS (NAME)	(NAME)	Map 91-12
117 - 39th Avenue, North (STREET ADDRESS OR ROUTE NUMBER)	SAME (STREET ADDRESS)	Parcel 65
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	(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, EVELYN CHASTEEN (A SINGLE PERSON)

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

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:

My One Half (1/2) undivided interest in the following described Property:

BEING Lots Nos. 93 and 95 of Block No. 60 in Plan No. 1, West Nashville, as of record in Book 57, Pages 74 and 75, Register's Office for said County.

SAID Lots Nos. 93 and 95 front 25 feet each on the Easterly side of 45th Avenue, North, formerly 4th Street, and run back between parallel lines, 105.5 feet to an alley. Lot No. 95 running back with the Southerly margin of Indiana Avenue.

BEING the same property conveyed to Mildred Duncan by deed from Larry Dean Duncan and Thelma E. Rowlett as recorded in Book 4940, page 245 R.O.D.C., Tenn.

Being the same property conveyed by Warranty Deed on August 25, 1976, from Mildred Duncan to Thelma E. Rowlett as found in Book 5063, Page 304, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Evelyn Chasteen and Jacqueline Evans by Warranty Deed from Thelma E. Rowlett, dated May 14, 1985 as recorded in Book 6556, page 408, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XXX) property, known as 712 45th Avenue, North, Nashville, TN
(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 27TH this DECEMBER day of DECEMBER, 1990

Evelyn Chasteen
EVELYN CHASTEEN

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, The Undersigned, a Notary Public in and for said County and State, the within named Evelyn Chasteen

the bargainor___, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at NASHVILLE, Tennessee, this 27TH day of DECEMBER, 1990.

Commission Expires My Commission Expires JAN. 23, 1993

William J. Kraemer
Notary Public

WILLIAM J. KRAEMER NOTARY PUBLIC

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
EVELYN CHASTEEN

TO
JACQUELINE EVANS

THIS INSTRUMENT PREPARED BY:

LARRY D. CANTRELL
ATTORNEY AT LAW, P.C.
1205 - 8th AVENUE SOUTH
NASHVILLE, TN 37203

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

81-969

IDENTIF. TREFERENCE

DEC 27 2 58 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

2259 12/27 0101 03CHECK 40.00

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8264 PAGE 504

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	10000.00
CON TX	33.00
PRFEE	1.00
WDEED	6.00
TOTAL	40.00
CHECK	40.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK.

12/27/90 01 14:57 0001 2259

81969

IDENTIF. TREFERENCE

Dec 27 2 58 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 384641