WARRANTY DEED BOOK 8275 PAGE 625

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
-THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IF GREATER, FOR THIS TRANSFER IS $8,250.00

Judith K. Layman
(Affiant)

SUBSCRIBED AND SWORN TO BEFORE ME THIS 14th DAY OF January 1991

Carrie Dawn Monahan
Notary Public

MY COMMISSION EXPIRES: 10-9-91
(affix seal)

THIS INSTRUMENT WAS PREPARED BY
Ronald K. Nevin, Attorney at Law, 2108 Parkway Towers, Nash TN 37219

NAME/ADDRESS PROPERTY OWNER:	PROPERTY TAXES TO:	MAP-PARCEL NO.
John Bates, et al	Mrs. Thomas Layman	091-16-0-344
4001 Nevada Avenue	320 Matterhorn Drive	
Nashville, Tennessee 37209	Old Hickory, TN 37138	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH BY THESE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS ACKNOWLEDGED, I, Lela Mae Walker, by Shirley Kemp, Conservator HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Bates, Claudia Bates, Thomas Layman and Judy Layman

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:

BEING Lot No. 41 on the plan of the Subdivision of the lands of P. S. Stump, deceased, as of record in Plan Book 2, Page 74, Chancery Court at Nashville, Tennessee.

SAID Lot No. 41 fronts 60 feet on the southerly side of Nevada, formerly 3rd Avenue and extends back between parallel lines with the westerly margin if 40th Avenue North formerly "C" Street or Stump Avenue, 150 feet to an alley.

BEING the same property conveyed to L.C. Walker by deed from Norman Lawrence Gibbs and wife Dorothy Fay Gibbs of record in Book 3617, Page 527, R.O.D.C. The said L.C. Walker having died and under the Will of Lee Clark (L.C.) Walker of record in Will Book 167, Page 684, Probate Court Clerk's Office for said County, said premises were devised to Lela Mae Dempsey (now Walker). By Order of Probate Court for said County, Shirley Kemp was appointed Conservator for the Estate of Lela Mae Walker, Under Docket No. 93363 Probate Court Clerk's Office for said County.

THIS IS THE SAME DESCRIPTION AS IN THE PREVIOUS DEED OF RECORD.

unimproved ( )
This is improved (X) property, known as 4001 Nevada Avenue
Nashvillle, Tennessee 37209

TO HAVE AND TO HOLD the the said tract or parcel of land, with the appurtenances, estate, title and interest there to 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 singular, and the use of any gender shall be applicable to all genders.

WITNESS my Hand __ This 14th day of January, 1991

Lela Mae Walker by Shirley Kemp, conservator
LELA MAE WALKER, BY SHIRLEY KEMP, CONSERVATOR

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for County and State, the within named, Shirley Kemp, Conservator for Lela Mae Walker

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 14th day of January, 1991.

Carrie Dawn Mendoza Notary Public

My commission expires 10-9-91

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged to be the _____ of the _____ a corporation, and that he as such _____ 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 _____, Tennessee, this _____ day of _____, 19__.

_____ Notary Public

My commission expires _____

8 6 1 6 4

IDENTIF. REFERENCE

JAN 14 3 00 PM '91

3550 11/14 0101 03CHECK 34.06

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8275 PAGE 627

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 8250.00
				CON TX 27.06
				PRFEE 1.00
				WDEED 6.00
				TOTAL 34.06
				CHECK 34.06

01/14/91 01 15:02 0001 5550

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

86164

IDENTIF. REFERENCE

JAN 14 3 03 PM '91

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 389419