THIS INSTRUMENT PREPARED BY:

JAMES C. DALE, III
Attorney at Law
221 4th Ave. North, 5th Floor
P. O. Box 2868
Nashville, Tennessee 37219

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration or value, whichever is greater, for this transfer is $24,000.00.

Mary V. Ewin
AFFIANT

Subscribed and sworn to before me this 1st day of April, 1992.

Joyce M. Smith
NOTARY PUBLIC
My Commission Expires: Mid. Jan. 1994

| ADDRESS NEW OWNERS: | SEND TAX BILLS: | MAP/PARCEL NOS: |
|---|---|---|
| Mary V. Ewin<br>85 Maury Street<br>Nashville, Tennessee 37210 | Same | Map 093-16<br>115<br>14W 02930 |

## WARRANTY DEED

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid by Grantee, and other good and valuable considerations, the receipt of all of which considerations is hereby acknowledged, Kenneth R. Ewin, an unmarried person, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Mary V. Ewin, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being Lot No. 116 on the Plan of Maury and Claiborne's Addition to South Nashville, as of record in Book 21, Pages 84 and 85, Register's Office for said County.

Said Lot No. 116 fronts 35 feet on the easterly side of Maury Street and runs back between parallel lines, 165 feet to an alley.

Being the same property conveyed to Kenneth R. Ewin by Deed from Robert Lee Dillard, Sr., of record in Book 8033, Page 757, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictions, and matters of record.

This is improved property known as 85 Maury Street, Nashville, Tennessee 37210.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto belonging, unto the said Mary V. Ewin, her heirs and assigns, in fee simple, forever. Kenneth R. Ewin covenants with the Grantee that he is lawfully seized and possessed of said property, that he has a good and lawful right to make this conveyance, that the same is free, clear and unencumbered, except as noted herein, and that he will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

WITNESS our hands this 1st day of April, 1992.

Kenneth R. Ewin
KENNETH R. EWIN

97626

IDENTIFICATION REFERENCE

APR 1 10 33 AM '92

DAVIDSON COUNTY, TN

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

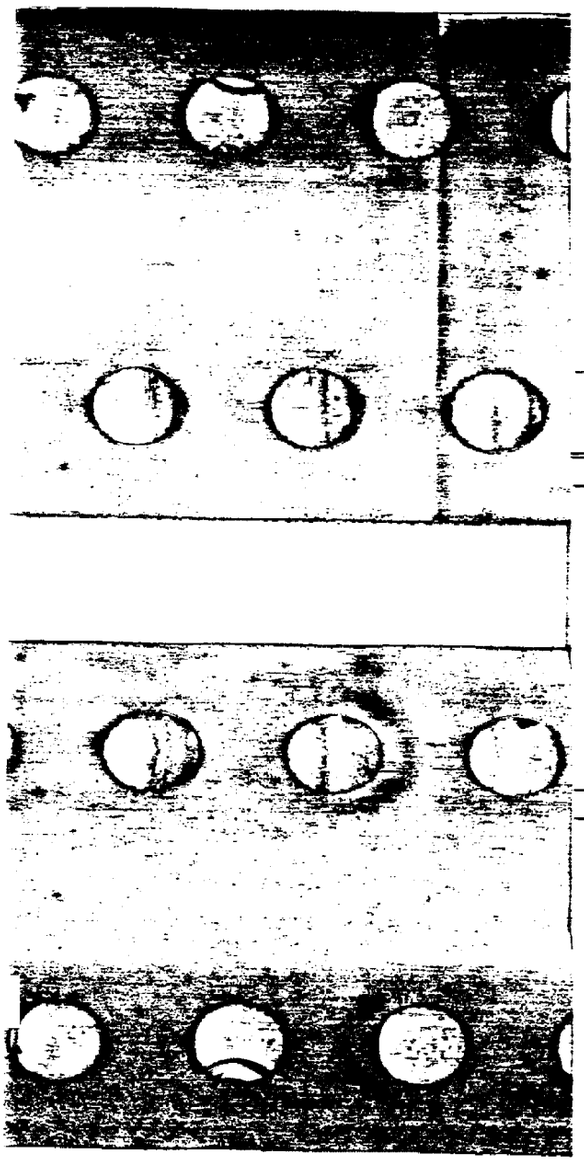
Personally appeared before me, Joyce M. Smith, a Notary Public in and for said State and County, the within named KENNETH R. EWIN, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 1st day of April, 1992.

Joyce M. Smith
NOTARY PUBLIC

My Commission Expires: March 26, 1994

5929 04/01 0101 03CHECK 95.80



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

RECEIVED OF _____

FOR _____ BOOK 8589 PAGE 872

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | | CAMT 24000.00 |
| | | | | CON TX 88.80 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 6.00 |
| | | | | TOTAL 95.80 |
| | | | | CHECK 95.80 |
| 04/01/92 | | 01 | | 10:36 0001 5929 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

97.62 6.

IDENTIFICATION REFERENCE

APR 1 10 36 AM 19

DAVIDSON COUNTY, TN

No. 516835