26B

BOOK 8685 PAGE 83

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Charles W. Evilcizer Peggy Schroeder 3570 Brick Church Pk Nashville, TN 37207	New Owners	Map 72-13-0 Parcel 388

This instrument prepared by: Robert J. Notestine, III, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, James W. Hofstead, (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto Charles W. Evilcizer and Peggy Schroeder, (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 3 on the Map of Chesterfield Place, as of record in Book 332, page 147, Register's Office for said County.

Said Lot No. 3 fronts 50.5 feet on the southerly side of Chesterfield Avenue and runs back 209.5 feet on the west line, and 207.5 feet on the east line, to a dead line, and measures 50.2 feet on said dead line.

Being the same property conveyed to James W. Hofstead by Warranty Deed from J. Ross Cheshire, Jr. and wife, Sarah M. Cheshire of record in Book 2701, page 233, said Register's Office for Davidson County, Tennessee.

This foredescribed property is subject to restrictive covenants of record in Book 584, page 463, Register's Office of Davidson County, Tennessee. Above lot dimensions are more or less as may be affected by fence along east side and the wall along the south side and/or as may be affeccted by survey.

9331 07/27 0101 03CHECK 46.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $10,000.00.

Charles W. Evilcizer
Affiant

Subscribed and sworn to before me this 22nd day of July, 1992.

Notary Public

My Commission Expires March 26, 1994

30895

IDENTIF. TREFERENCE

JUL 27 2 26 PM '92

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN

This is improved property commonly known as 1102 Chester Ave. Chester Ave. was formerly known as Chesterfield Avenue.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees's successors and assigns, forever.

And Grantor does covenant with the said Grantees that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind himself, his representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 22nd day of July, 1992.

James W. Hofstead

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

WITNESS my hand and official seal at Nashville, Tennessee, this 22nd day of July, 1992.

Notary Public

My Commission Expires: March 26, 1994

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 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 10000.00
CON TX 37.00
PRFEE 1.00
MTGFEE 8.00
TOTAL 46.00
CHECK 46.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/27/92 01 14:27 0001 9331

IDENTIF. REFERENCE 308955

JUL 27 2 26 PM '92
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 554015