57404

IDENTIF. & REFERENCE

PICK-UP

95 MAY -3 PM 1:14

FELIA DAVIDSON COUNTY, TN. REGISTER

Prepared by:

Sondrea L. Tolbert
Attorney at Law
176 2nd Ave North, Suite 300
Nashville, TN 37201
615-244-2432

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP: 71-16
Wallace C. Evans and Stephanie Evans 1202 N. 8th Street Nashville, TN 37207	SAME	PARCEL: 264

BOOK 9662 PG 943

QUITCLAIM DEED

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to WALLACE C. EVANS AND STEPHANIE N. EVANS, I, WALLACE C. EVANS, by these presents do hereby quitclaim and convey unto MONTE D. WATKINS, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee, being Lot No. 279 and the southerly half of Lot No. 278, on the Plan of Oakwood Park, as of record in Book 421, page 12, Register's Office for Davidson County, Tennessee.

Said Lot No. 279 and the southerly part of Lot No. 278 front together 45 feet on the westerly side of North 8th Street and run back between parallel lines 165 feet to an alley.

Being the same property conveyed to Wallace Evans, by Deed from Annie Mai Jones, a widow, of record in Book 9370, page 602, Register's Office for Davidson County, Tennessee.

THIS IMPROVED PROPERTY KNOWN AS 1202 N. 8TH STREET, NASHVILLE, TN 37207.

SAID property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

And now, I, said MONTE D. WATKINS, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, fo hereby quitclaim and convey unto WALLACE C. EVANS AND STEPHANIE N. EVANS, their heirs and assigns, the same property hereinabove describned and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restictins and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set our hands on this the 25th day of April, 1995.

Wallace C. Evans
WALLACE C. EVANS

Monte D. Watkins
TRUSTEE

STATE OF TENNESSEE]

COUNTY OF DAVIDSON]

Personally appeared before me, Terry R Clayton, a Notary Public in and for said County and State, the within named,

Wallace C. Evans, the barginor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNES my hand and official seal at Nashville, Tennessee, this 25th day of April, 1995.

My Commission Expires 7/25/98

NOTARY PUBLIC

STATE OF TENNESSEE]

COUNTY OF DAVIDSON]

Personally appeared before me, TERRY R CLAYTON, a Notary Public in and for said County and State, the within named MONTE D. WATKINS, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 25th day of April, 1995.

NOTARY PUBLIC

My commission expires: 7/25/98

STATE OF TENNESSEE]

COUNTY OF DAVIDSON]

I, or we, hereby swear or affirm that the actual consideration for this thransfer or value of the property or interest in property transferred, whichever is greater, is -0-, DOLLARS, which amount is equal to or greater than the amount the property or interest in property transferred would command at a fair and voluntary sale.

Wallace C Evans
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25 DAY OF April, 1995.

NOTARY PUBLIC

My commission expires: 7/25/98

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