BOOK 10581 PG 66

WARRANTY DEED

RECORD AND RETURN TO:
SATURN & MAZER
FILE BOX "7"
(35688)

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF August, 19 97

MY COMMISSION EXPIRES:
(AFFIX SEAL)

DAVIDSON COUNTY TENN. ALAN D. MAZER NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY:
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Slayden Evans, Jr. (NAME)	Pacific Southwest Bank (NAME)	60-3-72
137 South Ridge Drive (ADDRESS)	4144 N. Central Expwy.Ste. 106 (ADDRESS)	22DZ-43950
Nashville, TN 37207 (CITY) (STATE) (ZIP)	Dallas, Texas 75204 (CITY) (STATE) (ZIP)	

FOR AND 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, Janice P. Lipscomb

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Slayden Evans, Jr. and wife, S. Denise 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:

Land in Davidson County, Tennessee, being Lot No. 53 on the Plan of OAK PARK SUBDIVISION, SECTION 1, as of record in Book 3600, Page 84, Register's Office for Davidson County, Tennessee.

Said Lot No. 53 fronts 50 feet on the northwesterly side of Southridge Drive and extends back 174.15 feet on the southwesterly line and 175.16 feet on the northeasterly line to a dead line in the rear, which is a broken line, measuring a total of 120.72 feet thereon.

BEING the same property conveyed to Janice P. Lipscomb by deed from Lurton E. Lipscomb, Sr. of record in Book 9472, Page 840, Register's Office for Davidson County, Tennessee.

The foregoing is the same legal description as appears in the previous deed of record.

Lurton E. LIpscomb joins in this instrument to convey any interest he might have in the subject property.

unimproved ( )
This is improved (X) property, known as 137 South Ridge Drive, Nashville, TN 37207
(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 this 4th day of August 19 97.

Janice P. Lipscomb

Lurton E. Lipscomb

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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 Lurton E. Lipscomb

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 4th day of August, 97.

Commission expires 7/25/98

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 4th day of August, 1997, before me personally appeared Lurton E. Lipscomb, to be known to the person who executed the foregoing instrument in behalf of Janice P. Lipscomb

as his/her/their attorney-in-fact, and acknowledged that he/she/they executed the same as the free act and deed of the said Janice P. Lipscomb as though he/she/they personally had acted.

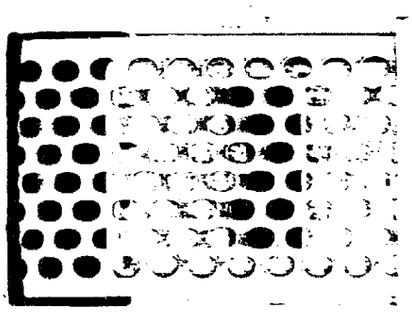
WITNESS my hand and official seal at Nashville, Tn
This the 4th day of August, 1997.

NOTARY PUBLIC

My Commission Expires: 7/25/98

97 AUG 25 PM 3:56
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.
0771 08/25 0101 03CHECK 338-30

0341186
IDENTIF. & REFERENCE



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

RECEIVED OF _____

FOR _____

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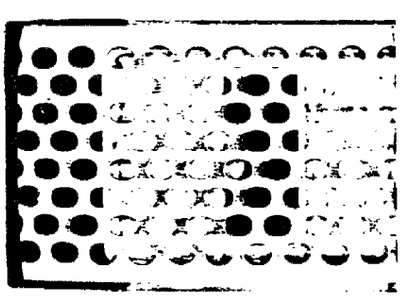
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 89000.00
CON TX 329.30
PRFEE 1.00
WDEED 8.00
TOTAL 338.30
CHECK 338.30

08/25/97 01 16:00 0001 0771

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0341186
IDENTIF. & REFERENCE

97 AUG 25 PM 3:56
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1190292