BOOK 11078 PAGE 92

Mail

This Instrument Prepared By:
FRANK C. INGRAHAM, ESQ.
2100 Parkway Towers
Nashville, Tennessee 37219

Address New Owner:	Send Tax Bills To:	Map-Parcel No.
J. B. CLEO MINOR and EVYLEE MINOR, Trustees MINOR LIVING TRUST 2502 W. Linden Avenue Nashville, Tennessee 37212	Same	Map 104-15 Parcel 122

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A.§67-4-409(3)(F).

Evylee Minor
AFFIANT

Sworn to and subscribed before me this 4th day of August, 1998.

Connie J. Gardner
Notary Public
My Commission Expires: 7/22/00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, EVYLEE MINOR has this date bargained and sold, and does hereby transfer and convey unto J. B. CLEO MINOR and EVYLEE MINOR, Trustees, or their successors in trust, under the revocable MINOR LIVING TRUST, dated August 4, 1998, and any amendments thereto, certain real estate in Davidson County, Tennessee, being more particularly described as follows:

BEING the west 55 feet of Lot No. 2 on the Map of Sunset Park Subdivision, as of record in Book 332, Page 132, Register's Office for Davidson County, Tennessee.

SAID part of said Lot fronts 55 feet on the north side of West Linden Avenue, formerly Sunset Avenue, and runs back between parallel Lines 161 feet, more or less, to a dead line.

BEING the same property conveyed by Frank C. Ingraham, Trustee, to Evylee Minor by deed of record in Book 11069, Page 487, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all existing restrictions and easements of record.

This improved property is known as:

2502 W. Linden Avenue, Nashville, Tennessee, 37212

98 AUG 24 AM 10:17
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

0478544
IDENTIFICATION REFERENCE

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their successors, heirs and assigns forever, I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns against the lawful claims of all persons.

Whenever 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, 1998.

Evylee Minor
EVYLEE MINOR

STATE OF TENNESSEE)
COUNTY OF LINCOLN)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named EVYLEE MINOR, with whom I am personally acquainted, who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 4th day of August, 1998.

Connie J. Sparlin
NOTARY PUBLIC

My Commission Expires: 7/22/00

0823 08/24 01:01 03CHECK 10.00