50 b 5 C B 94

THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 230,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 27th DAY OF April 19 99

Notary Public

MY COMMISSION EXPIRES Sept. 5, 2001
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

BOOK 11725 PAGE 369

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Charles L. Ewing Sr.	Charles L. Ewing, Sr.	82-6/1
(NAME)	(NAME)	
611 Cowan Street	827 S. Main Street	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37207	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(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, Charles G. Southall and Marlene E. Key and Martha Kay Blakely

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles L. Ewing Sr. and wife, Donna C. Ewing

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:

Being a certain parcel of land located in the 5th Councilmanic District of Nashville-Davidson County, Tennessee; and being further described as follows:

Beginning at an old spike situated in the easterly margin of Cowan Street; said spike being 2,409' +/- the said margin of Cowan Street from the northerly margin of Jefferson Street; said spike also being the northwest corner of the Mark Steven Meadows property as recorded in Book 8744, page 822, Registers' Office of Davidson County, Tennessee.

Thence, leaving the Meadows property and along the said margin of Cowan Street and in a northwesterly direction with a curve to the right having a radius of 469.47' an arc length of 102.49' to a P.K. Nail; Thence, leaving the said margin of Cowan Street and along a new line (running generally along the wall of the existing building) N 81 degrees - 09' - 28" E - 198.19' to an iron situated in the westerly margin of I-65; thence, with the said margin of I-65, S 04 degrees - 12' - oo" W - 100.98' to an iron rod; said iron rod being the northeast corner of the aforesaid Mark Stevens Meadows property; thence, leaving the said margin of I-65 and along the northerly boundary line of Meadows, S 80 degrees - 32'-01" W - 154.17' to the POINT OF BEGINNING.

CONTAINING 0.41 ACRES (17,669 square feet).

Being the same property conveyed to Charles G. Southall, Martha K. Southall and Marlene E. Key by quitclaim deed from Tom H. Williams Successor Trustee for the Estate of Martha Uthman as of record in Book 5994, page 181, Register's Office for Davidson County, Tennessee.

99 NOV 1 PM 2:35
REGISTER'S OFFICE DAVIDSON COUNTY, TN.

06527726
MAIL REFERENCE

unimproved ( )
This is improved (X) property, known as 611 Cowan Street, Nashville, Tennessee 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 our hand s this 27th day of April 19 99

Charles G. Southall

Martha Kay Blakely BY: Marlene E. Key, Attorney In Fact

Marlene E. Key

0135 01/01/99 03CHECK 882.00

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 Charles G. Southall and Marlene E. Key

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Davidson County, Tennessee, this 28th day of April, 1999.

Commission expires September 23, 2000

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Marlene E. Key, with whom I am personally acquanited (or provided to me on the basis of satisfactory evidence) and who acknowledge that she executed the within instrument on behalf of Martha Kay Blakely, as her Attorney in Fact, as the free act and deed of the within named Martha Kay Blakely.

My Commission Expires: September 23, 2000

Notary Public

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11725 PAGE 362

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	CFEE	COMPUTER FEE	PRFEE	PROBATE FEE

99 NOV -1 PM 2:35

REGISTER
DAVIDSON CO., TN.

0652726 REFERENCE

CAMT
230000.00
CON TX 851.00
PRFEE 1.00
MDEED 8.00
CFEE 2.00
TOTAL 862.00
CHECK 862.00

11/01/99 01 14:36 0001 6356

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1534104