Davidson County DEEDWARR
Recvd: 06/06/01 14:15 2pgs
Fees:11.00 Taxes:92.50
20010606-0059343

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WARRANTY DEED

This Indenture made this **11th** day of **May, 2001** between **Daniel & E. Properties, ,** GRANTOR, and **Rufus O. Evans ,** as GRANTEEs

WITNESSETH, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

Being Lot No. 15 on the Plan of Neill S. Brown's Addition to East Nashville of record in Book 57, page 50, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Said Lot No. 15 fronts 50 feet on the south side of Silverdene Place, formerly Georgia or Ramsey Street, and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Daniel & E. Properties by Warranty Deed from Barry Daniels formerly known as Barry N. Sanders of record in Instrument Number 200003160026844, Register's Office for Davidson County, Tennessee.

Subject to all matters of record in Plat Book 57, page 50, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

Property known as 820 Ramsey Street, Nashville, Tennessee 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever; and we do covenant with 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 representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor s hereunto set grantor's hand(s) and seal this **11th** day of **May, 2001.**

Daniel & E. Properties

Russell Daniel

County of Davidson

State of Tennessee

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Russell Daniel with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged him/her self to be the Russell Daniel of the Daniel & E. Properties, and that he/she as such President executed the foregoing instrument for the purpose therein contained by signing the name of Daniel & E. Properties by him/her self as himself as President. Witness my hand and official seal this 11th day of May, 2001.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-26-02

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $25000

Affiant

Subscribed and sworn before me this 11th day of May, 2001.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-26-02

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Prepared by:
Equity Search, Inc.
2323 21st Avenue S., Fifth Floor
Nashville, TN 37212

Address of New Owner
Rufus O. Evans
820 Ramsey St.
Nashville, TN 37206

Send Tax Bills to:
New owner

Map & Parcel Number:

Map 82-12 Parcel 217