Bk 36

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/05/01 12:09 2pgs
Fees:13.00 Taxes:518.00

20010705-0071807

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 140,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June, 2001

Notary Public / NOTARY PUBLIC AT LARGE

MY COMMISSION EXPIRES: (AFFIX SEAL) My Commission Expires November 24, 2001

STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary M. Harris (NAME)	Mary M. Harris (NAME)	MAP 104-1
117 39th Avenue North (ADDRESS)	117 39th Ave. North (ADDRESS)	PARCEL 286
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Nashville, TN 37209 (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, Jacqueline Evans Richardson and Evelyn Chasteen

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mary M. Harris

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 the 5th, formerly 25th, Ward of the City of Nashville, Davidson County, Tennessee, being Lot No. 63 on the Map of West Grove, of record in Book 547, pages 85 and 87, of the Register's Office for said County.

Being the same property conveyed to Jacqueline Evans and Evelyn Chasteen by deed from Thelma E. Rowlett of record in Book 6556, page 411, Register's Office for Davidson County, TN. The said Thelma E. Rowlett having received a life estate of record in Book 7140, page 976, and she having since died on

The said Jacqueline Evans having since married and now being Jacqueline Evans Richardson.

Johnny Richardson joins in this conveyance to convey any interest he may have as the husband of Jacqueline Evans Richardson.

This conveyance is subject to any and all existing easements of record and to all matters shown on the plan of record in Book 547, pages 85 and 87, said Register's Office.

Taxes for the year 2001 are prorated and assumed by the Grantee(s) herein.

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

unimproved ( )
This is improved (X) property, known as 117 39th Avenue North, Nashville, TN 37209
(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 30th day of June, 2001

Jacqueline Evans Richardson
Jacqueline Evans Richardson

Johnny Richardson
Johnny Richardson

Evelyn M Chasteen
Evelyn Chasteen

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 Jacqueline Evans Richardson and Evelyn Chasteen and Johnny Richardson

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, Tennessee, this 30th day of June, 2001.

Commission expires 1/25/05

Notary Public

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 _____, _____.

My commission expires _____

Notary Public