PICK-UP

OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

Davidson County DEEDWARR
Recvd: 03/12/02 16:04 2pgs
Fees:13.00 Taxes:37.00

20020312-0031294

STATE OF TENNESSEE }
COUNTY OF Davidson}
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 10,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE THIS THE 11th DAY OF March 2002

NOTARY PUBLIC

My Commission expires: 1-28-06

THIS INSTRUMENT PREPARED BY

Spiller Campbell, Jr., Atty., 504 Stahlman Bldg., 211 Union, Nashville, Tn. 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Ronald L. Grant, Sr. (NAME)	Same as to the left (NAME)	Map 071-16-0 Parcel 291.00
825 Hillview Hts., (ADDRESS)	(ADDRESS)	W 20-30465
Nashville, Tenn. 37204 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ (10.00)Ten Dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

PAULA RENE EVANS, an unmarried person,

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

RONALD L. GRANT SR.,

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Being parts of Lots Nos. 259 and 260 on the Map of Oakwood Park, as of record in Book 421, Page 12, Register's Office for said County, and described as follows:

Beginning at a point in the Easterly margin of North 7th. Street, 53.1 feet South of the South margin of Mile End Avenue, said point likewise being 7 feet South of the corner of Lots 260 and 261; thence Easterly parallel to the line between said lots, 115 feet to a point which is 50 feet West of the Westerly margin of an alley; thence Southerly parallel to the Westerly margin of said alley, 38 feet to a point; thence Easterly 50 feet to the Westerly margin of said alley; thence with the margin of the same, Southerly 15 feet to the corner of Lots Nos. 258 and 259; thence with the line between said two lots, Westerly 165 feet to the Easterly margin of North 7th. Street; thence with the margin of same Northerly 53 feet to the point of Beginning. Said lot was formerly improved and was known as 1219 N.7th. Street, Nashville, Tenn. 37207.

Being the same property quitclaimed to Paula Renee Evans by deed from Priscilla Lynn Evans of record in instrument, No. 20020305-0027463, Said Register's Office.

Taxes for year of 2002 have been pro-rated, and will be paid by Grantee.

This is unimproved (X) improved ( ) property, known as North 7th. Street, Nashville, Tenn. 37207
(House Number) (Street) (City) (State) (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. 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 11th day of March, 2002.

Lynn Edwards

LYNN EDWARDS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires NOV. 27, 2004

Paula Renee Evans

Paula Renee Evans

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of Sumner }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Paula Renee Evans, a single person, _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 11th day of March, 2002.

My Commission expires:
~~My Commission Expires NOV. 29, 2004~~

Lynn Edwards
Notary Public

LYNN EDWARDS NOTARY PUBLIC AT LARGE SUMNER COUNTY

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public