Davidson County DEEDWARR
Recvd: 12/21/06 15:41 2 pgs
Fees:13.00 Taxes:109.89
20061221-0157819

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$29,700.00.**

Affiant

Subscribed and sworn to before me, this the 19th day of December, 2006.

Notary Public

My commission expires: 11-22-10

(AFFIX SEAL)

E. MANNIX STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Robert J. Terry	**Robert J. Terry** **Patrick W. Terry**	**091-10-425.00**
112 Acklen Park Dr. Unit B-1	**112 Acklen Park Dr. Unit B-1**	
Nashville, TN 37203	**Nashville, TN 37203**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Duncan E. Evans, Jr. and wife, Marion Evans

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

Robert J. Terry and Patrick W. Terry, as joint tenants with rights of survivorship

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 Lot No. 7 on the plan of Evans Resubdivision of Lot "C", Block 13, B. F. Cockrill Farm, of record in Plat Book 4660, Page 108, Register's Office for Davidson County, Tennessee.

Said Lot 7 fronts 55.90 feet on the southeasterly margin of Lovell Street and extends back 162.35 feet on the northeasterly line and 163.49 feet on the southwesterly line to a line on the rear on which it measures 55.90 feet.

Being the same property conveyed to Duncan E. Evans, Jr. and wife, Marion Evans by deed dated 06/14/74 from T. J. Evans and wife, Ann Evans, Charles R. Childress and wife, Ruby Childress and Ellis M. Murphy and wife, Colleen Murphy of record in Book 4825, Page 736, Register's Office for Davidson County, Tennessee. The said Marion Evans having since died and the probate court appointing and a conservatorship for the estate of Duncan E. Evans, Jr. and has since been established appointing Pamela Evans Lawson and Jeanne Lawson Nicholson as joint conservatorship of the Duncan E. Evans, Jr. Said court has approved the sale hereof by order of Docket No. 05P-1175 dated 11/17/06. Estate.

This conveyance is subject to taxes for 2006 and subsequent years, easements, and restrictions of record.

This is improved (____) Unimproved (__X__) property, known as **406 Lovell Street, Nashville, TN**

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, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 GRANTEE, his 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 my/our hand(s) this 19th day of December, 2006.

Pamela Evans Lawson

Jeanne Lawson Nicholson

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Pamela Evans Lawson and Jeanne Lawson Nicholson**, 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, at office, this **19th** day of **December, 2006.**

E. Mannix

Notary Public

My Commission Expires: 11-22-10

