State of Tennessee
County of Davidson
The actual consideration or value whichever is
Greater, for this transfer is $ 230,000.00

John B. Evans
Affiant

Subscribed and sworn to before me, this the
14th day of March, 2008

Darlene Edwards
Notary Public

My Commission Expires: 11-29-2011

ROBERTSON COUNTY DARLENE EDWARDS STATE OF TENNESSEE NOTARY PUBLIC

THIS INSTRUMENT WAS PREPARED BY
Covenant Title & Escrow 100 North Main Street, Goodlettsville, TN 37072

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP & PARCEL:
John B. Evans	SAME	083-13-0-489.00
1607 Shelby Aveune		
Nashville, TN 37205		

Davidson County DEEDWARR
Recvd: 03/24/08 13:24 2 pgs
Fees:13.00 Taxes:851.00
20080324-0029033

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter name Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged by the Grantor, **Sara M. Wilhelm, unmarried** and **Daniel Zumwalt, unmarried** said Grantor does hereby bargain, sell, transfer and convey unto hereinafter **Lindsey Evans Allmon, unmarried and John B. Evans, married Joint Tenants with Right of Survivorship** 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 Davidson County, Tennessee, being Lot No. 112, on the Plan of Edgefield Land Company's 1st Subdivision, as shown on plat of record in Plat Book 57, page 130, in the Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Said Lot No. 112 fronts 50 feet on the northerly side of Shelby Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Sara M. Wilhelm and Daniel Zumwalt in Instrument 20070801-0091498 recorded 8/1/2007, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee; 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

Commonly known as: 1607 Shelby Avenue , Nashville, TN 37206

(X) Improved ( ) Unimproved

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said GRANTEES, their heirs and assigns forever; and we do convenant 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 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 my hand this 14th day of March, 2008.

Sara M. Wilhelm

Daniel Zumwalt

STATE OF TENNESSEE
COUNTY OF Davidson

On this 14th day of March, 2008, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Sara M. Wilhelm and Daniel Zumwalt to me know to be the persons described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand and official seal at Goodlettsville Tennessee, this the 14th day of March, 2008.

Darlene Edwards
Notary Public

My Commission Expires: 11-29-2011

