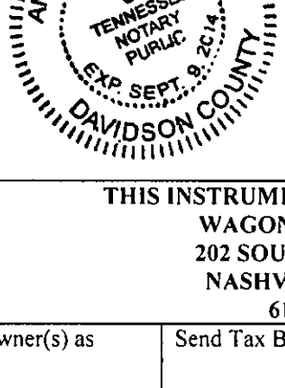
BILL GARRETT, Davidson County
Trans:T20140024464 DEEDWARR
Recvd: 04/10/14 15:18 3 pgs
Fees:18.00 Taxes:518.00
20140410-0030241

Warranty Deed



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 8th day of April, 2014.

Notary Public

My commission expires:

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Arlen J. Floyd	Regions Bank dba Regions Mortgage	
4878 Lynn Dr.	2050 Parkway Office Circle	14702019700
Nashville, TN 37211	Birmingham, AL 35244	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **DAVID N. EVANS AND WIFE, JANICE D. EVANS**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ARLEN J. FLOYD, AN UNMARRIED MAN**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 21 on the Plan of Section One, Shauna Acres of record in Plat Book 3842, Page 58, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to David N. Evans and wife, Judy B. Evans by Deed from William H. Smithson, as to 1/2 undivided interest and Robert C. Smithson and Ann S. Wallace, heirs at law of Carl W. Smithson, as to 1/2 undivided interest of record in Book 5106, 913, Register's Office for Davidson County, Tennessee, dated 11/3/1976 and recorded on 1/19/1977. The said Judy B. Evans having since Quitclaimed her interest unto David N. Evans and John T. Evans and Lucille Evans, husband and wife, of record in Book 8443, page 595, dated9/12/1991, recorded 9/16/1991. The said John T. Evans having since died on 5/17/1992 and the said Lucille Evans, his wife having since died on 7/30/1993, therefore vesting title solely in David N. Evans as the surviving tenant by entirety.

Being the same property conveyed to David N. Evans and wife, Janice D. Evans by Deed from David N. Evans of record at Instrument No. 20031110-0164072, Register's Office for Davidson County, Tennessee, dated 7/31/2003 and recorded on 11/10/2003.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 4878 Lynn Dr., Nashville, TN 37211.

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), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 8th day of April, 2014.

David N. Evans

STATE OF Georgia
COUNTY OF Troup

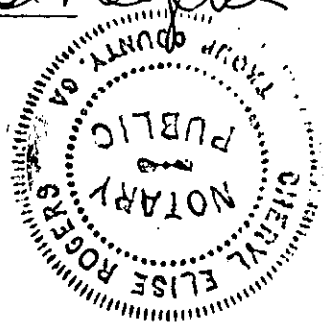
Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named David N. Evans, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 8th day of April, 2014.

Notary Public

My Commission Expires:

My Commission Expires July 15, 2016



WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 8th day of April, 2014.

Janice D. Evans

Janice D. Evans

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Janice D. Evans, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 8th day of April, 2014.

Notary Public

My Commission Expires: