This instrument prepared by:
James R. Wyatt, Attorney
First American Center
Nashville, Tennessee

BOOK 5162 PAGE 185

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Sirella Levitt	Fidelity Federal S & L Assn.	Map 116-4
(NAME) 184 Kenner Ave	(NAME) 401 Union	Parcel 38
(STREET ADDRESS OR ROUTE NUMBER) Nashville TN	(STREET ADDRESS) Nashville, Tennessee	704-9580
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid by Sirella Levitt and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Sirella Levitt has assumed and agrees to pay the unpaid balance of an original indebtedness in the amount of $24,750.00, secured by deed of trust of record in Book 4964, page 907, Register's Office for Davidson County, Tennessee,

We, Layng Martine, Jr. and wife, Linda S. Martine,

have this day bargained and sold, and do hereby transfer and convey unto the said Sirella Levitt, unmarried,

her *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in the 7th Civil District of Davidson County, Tennessee, being the northerly half of Lot No. 25 on the Plan of Kenner-Manor Land Company's Second Subdivision, of the Kenner Tract, as of record in Book 421, page 100, Register's Office for said County.
Said northerly half of Lot No. 25 fronts 50 feet on the easterly side of Kenner Avenue and runs back 139.5 feet on the southerly line and 143 feet on the northerly line to a 10-foot reserved strip in the rear on which it measures 50.08 feet.

Being the same property conveyed to Layng Martine, Jr. and wife, Linda S. Martine, by deed from Durand B. Hite, Jr. and wife, Evelyn Y. Hite, of record in Book 4964, page 905, Register's Office for said County.

This conveyance is made subject to an easement for sanitary sewers and/or storm drainage granted Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 3932, page 871, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $44,000.00

Subscribed and sworn to before me, this the 21st day of June 1977

Affiant

My commission expires: 4/21/80 (Affix Seal)

Notary Public

This is improved (X) unimproved ( ) property, known as 184 Kenner Avenue, Nashville, Tennessee
(House Number) (Street) P. O. Address: City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said
Sirella Levitt,
her *(successors),*
heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for 1977 taxes which are prorated and assumed by the purchaser.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Sirella Levitt,
her
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 21st *day of* June, 1977, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Linda S. Martine

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Emery, *a Notary Public in and for said County and State,* Layng Martine, Jr. and wife, Linda S. Martine,

the within named bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville
this 21st *day of* June, *19* 77

Mary Emery
Notary Public

Commission expires 4/21/80

NOTARY PUBLIC STATE OF TENNESSEE MARY EMERY LARGE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* .....*he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in .....
this .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

PLEASE RETURN TO
CHICAGO TITLE INS. CO. 23834
AMERICAN TITLE DEPT.
NASHVILLE, TENN.

WARRANTY DEED

FROM

Layng Martine, Jr., et ux

TO

Sirella Levitt

E10334
Identify Reference
Jan 22 81 AM '77
Philip J. Wilson II
Register
Davidson Co., Tenn.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

JUN 22 77	CONV	44,000.00			
JUN 22 77	S'TAX		B*	114.40	
JUN 22 77	PB'FEE		B*	.50	
JUN 22 77	W'DEED		B*	4.00	* 118.90