20¢ Record MAIL TO GUSTAVA NEWBELL 2317-25th AVE N Nashville 37208

This Form furnished by Attorneys Title Company, Inc. Form No. WD-2

FROM

ANNIE FRANCES GERMAN

TO

GUSTAVA NEWBELL and
LILLIE M. SIMPSON

BOOK 5245 PAGE 907

For draftsman's use

This Instrument Was Prepared By

MORRIS LEVINE, Attorney-at-Law
717 Stahlman Bldg., Nashville, Tenn.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gustava Newbell, Et Al (NAME)	S A M E (NAME)	1 W 17525
1612-6th Avenue, North (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map 81-8
Nashville, Tennessee 37208 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Parcel 504

(FOR REGISTER'S USE)

IDENTIF. REFERENCE T

JAN 25 9 25 AM '78

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 6,000.00 Jack Cohen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF January 1978

W. D. Dedeaux
Notary Public

MY COMMISSION EXPIRES: Dec. 19, 1978
(AFFIX SEAL)

E 47397

For and in Consideration of the sum of ----------

----------TEN and no/100---------- DOLLARS

cash in hand paid by the Grantees herein, and the further consideration by the Grantees herein that they assume and agree to pay an indebtedness of record in Book 5126, page 52, Register's Office for Davidson County, Tennessee; said indebtedness in the original principal sum of $6800.00 and is payable to Jack J. Cohen and wife, Bessie D. Cohen, and Leon Gilbert; said indebtedness provides for monthly payments of $62.90 with payments to continue until the entire indebtedness is paid in full; the receipt of all of which is by me acknowledged,

I, ANNIE FRANCES GERMAN, have bargained and sold, and by these presents do transfer and convey unto the said GUSTAVA NEWBELL and LILLIE M. SIMPSON, as tenants in common, 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. 151 on the Map of North Nashville Real Estate Company's Plan, of record in Book 21, page 105, Register's Office for Davidson County, Tennessee.

Said Lot No. 151 fronts 50 feet on the Easterly side of 6th Avenue, North, and runs back between parallel lines 181 feet more or less to an alley.

BEING the same property conveyed to Annie Frances German by Installment Deed from Jack J. Cohen and wife, Bessie D. Cohen, and Leon Gilbert, of record in Book 5126, page 52, Register's Office for Davidson County, Tennessee.

JAN 25 78	CONV	*6,000.00				
JAN 25 78	S'TAX		B*	15.60		
JAN 25 78	PR'FEE		B*	.50		
JAN 25 78	W'DEED		B*	4.00	*	20.10

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WD-2

This is ( ) unimproved (X) improved property, known as 1612-6th Avenue, North, Nashville, Tennessee 37208
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GUSTAVA NEWBELL and LILLIE M. SIMPSON, as aforesaid, their heirs and assigns, forever.

And I do covenant with the said GUSTAVA NEWBELL and LILLIE M. SIMPSON, that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered., except as described herein, and all taxes which are assumed by Grantees.

And I, ANNIE FRANCES GERMAN do further covenant and bind myself and my heirs and representatives, to warrant and forever defend the title to the said land to the said GUSTAVA NEWBELL and LILLIE M. SIMPSON, as aforesaid, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 11th day of January, 1978

Annie Frances German

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Judy Binkley, a Notary Public in and for said County and State, the within named ANNIE FRANCES GERMAN

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

Witness my hand and official seal at Nashville, Tennessee, this 11th day of January, 1978.

Judy Binkley Notary Public.

Commission expires 7-31-78

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 .....