THIS INSTRUMENT PREPARED BY
DOZIER AND DARROW
ATTORNEYS AT LAW
18th FLOOR 3rd NATIONAL BANK
NASHVILLE, TENN. 37219

BOOK 5425 PAGE 864

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 150,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF April, 19 79

Notary Public

MY COMMISSION EXPIRES: My Commission Expires Jan. 15, 1982
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jimmy L. Nevius et ux (NAME)	(NAME)	105-10
1013 Fair Lake Dr (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Part 104
Goodlettsville TN 37072 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, EDWARD G. KURTZ and wife, ETHEL A. KURTZ

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JIMMY L. NEVIUS and wife, KAREN L. NEVIUS

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 the northerly half of Lot No. 3 and the southerly half of Lot No. 4 on the plan of Waverly Land Company's plan of Lots of record in Book 57, page 94, Register's Office for Davidson County, Tennessee.

Said part of said lots front together 95 feet on the easterly side of 8th Avenue South, formerly Spruce Street or the Franklin Pike as widened, and extends back 173.75 feet more or less on the northerly line and 173.75 feet on the southerly line to an alley, measuring 95 feet thereon.

Being the same property conveyed to Edward G. Kurtz and wife, Ethel A. Kurtz by deed from Marion E. Bomar of record in Book 3098, page 85, Register's Office for Davidson County, Tennessee, and by deed from Lou Willis Allen of record in Book 3677, page 524, said Register's Office.

This is unimproved ( ) improved ( ) property, known as 1806 & 1808 Eighth Avenue South, Nashville, TN.
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant 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 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 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 our hands this 25th day of April, 1979

Edward G. Kurtz AND Ethel A. Kurtz

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Raymond H Darrow, a Notary Public in and for said County and State, the within named Edward G. Kurtz and wife, Ethel A. Kurtz

the bargainor S, 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, Tennessee, this 25th day of April 19 79

Commission expires My Commission Expires Jan. 15, 1983

Raymond H Darrow
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (they) (he) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM Edward G. Kurtz et ux

TO Jimmy L. Nevius et ux

F. 25839

IDENTIF. REFERENCE

APR 25 10 04 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

8247

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
		150000.00-	CO	
		390.00	CO TX	
		.50	PRFEE	
		4.00	WDEED	
			CHECK	394.50-
8247A	04/25/79		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 25839

1
IDENTIF. REFERENCE

APR 25 10 04 AM '79
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 679523