1291 08/01 0101 03CHECK

COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $49,772.63

Bernella S. Levin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July, 19 89

Lee E. Cranford
Notary Public

MY COMMISSION EXPIRES: November 21, 1992
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Lee E. Cranford, Attorney P. O. Box 150349, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bernella S. Levin (NAME)	BancBoston Mortgage Corporation (NAME)	Map 83-14
1901 Boscobel Street (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 44090 (STREET ADDRESS)	Parcel 280
Nashville, TN 37206 (CITY) (STATE) (P. O. ZIP)	Jacksonville, FL 32231 (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, Raymond L. Watkins and wife, Karen Ann Watkins

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bernella S. Levin, unmarried

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:

Land in Davidson County, Tennessee, being Lot No. 133, on the Plan of Edgefield Land Company's First Subdivision, of record in Book 57, page 130, Register's Office, Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Raymond L. Watkins and wife, Karen Ann Watkins by deed from Viola Ann Rilling, unmarried, of record in Book 6287, page 254, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 6931, page 343, Register's Office for said County, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to said grantees.

It is further understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a second mortgage Deed of Trust of record in Book 7171, page 239, Register's Office for said County.

This is { unimproved ( ) improved (XX) } property, known as 1901 Boscobel Street, Nashville, TN 37206
(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 their hand S this 31st day of July, 19 89

Raymond L. Watkins by Karen Ann Watkins atty. in fact — Karen Ann Watkins

Raymond L. Watkins — Karen Ann Watkins

Davidson County }

570

Personally appeared before me, Lee E. Cranford, a Notary Public in and for said County and State, the within named Karen Ann Watkins

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 31st day of July 1989.

Commission expires November 21, 1992

Lee E. Cranford
Notary Public

LEE E. CRANFORD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) 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

FILED AUG 1 10 40 PM '89 REGISTER'S OFFICE

RECEIVED FOR RECORD

5704 0698

IDENTIFICATION REFERENCE

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37208

WARRANTY DEED

FROM
Raymond L. Watkins and wife, Karen Ann Watkins

TO
Bemella S. Levin, unmarried

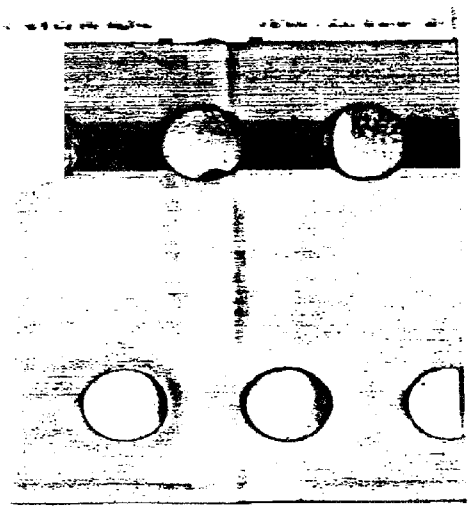
STATE OF TENNESSEE
COUNTY OF DAVIDSON

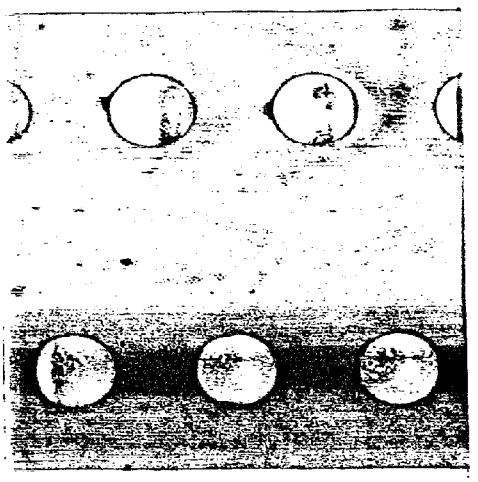
On this 31st day of July, 1989, before me personally appeared Karen Ann Watkins, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Raymond L. Watkins, and acknowledged that she executed the same as the free act and deed of said Raymond L. Watkins.

LEE E. CRANFORD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: November 21, 1992

Lee E. Cranford
NOTARY PUBLIC





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

RECEIVED OF _____

FOR _____

BOOK 7903 PAGE 571

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	49772.63
CON TX	164.34
PRFEE	1.00
WDEED	6.00
TOTAL	171.34
CHECK	171.34

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/01/89 01 13:44 0001 1291

5.4.0 6 8.

IDENTIFICATION REFERENCE

AUG 1 1 40 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 234632