BOOK 8160 PAGE 622

WARRANTY DEED

FROM: TERRY L. NORTHCUTT and wife, PATRICIA NORTHCUTT

TO: MORRIS LEVINE

Address New Owner As Follows:	Send Tax Bills:	Map-Parcel Nos.
Morris Levine 1119 Stahlman Bldg. Nashville, TN 37201	Same	094-02-0 113.00

Mail

This Instrument Prepared
By: MORRIS LEVINE
Attorney at Law
1119 Stahlman Bldg.
Nashville, TN 37201

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration or value, whichever is greater, for this transfer is $2,500.00.

Terry L. Northcutt
AFFIANT

Sworn to and subscribed before me, this 19 of July, 1990.

Notary Public

My commission expires: 12-18-92

FOR AND IN CONSIDERATION of the sum of Two Thousand Five Hundred ($2,500.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged,

we, TERRY L. NORTHCUTT, and wife, PATRICIA NORTHCUTT,

have bargained and sold, and by these presents do transfer and convey any and all of our one-half (1/2) undivided interest unto the said

MORRIS LEVINE, and his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows; to-wit:

BEING Lot No. 120 on the Plan of United Electric Railway Company's Addition, as of record in Book 161, page 8, Register's Office for Davidson County, Tennessee.

SAID Lot No. 120 fronts 50 feet on the northerly side of East Side, formerly Ashworth, Avenue, and runs back between parallel lines 150 feet to an alley.

BEING the same property conveyed to Robert C. Mitchell and wife, Viola Mitchell, by deed from Minnie Edwards Beasley, a widow, of record in Book 1309, page 101, Register's Office for Davidson County, Tennessee. The said Robert C. Mitchell having predeceased Viola Mitchell, and the said Viola Mitchell having since died, and said property having vested in Nina Fay Northcutt and Terry L. Northcutt, a one-half (1/2) undivided interest each, as devisees under the Will of Viola Mitchell, of record in Will Book 153, page 696, Probate Court for Davidson County, Tennessee. Patricia Northcutt, being the wife of Terry L. Northcutt, joins in this conveyance for the purpose of conveying any and all of her right, title and interest in and to said real property to the herein named Grantee.

This is improved property, known as: 1805 Eastside Avenue
Nashville, Tennessee 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said MORRIS LEVINE, and his heirs and assigns, forever.

And we do covenant with the said MORRIS LEVINE that we are lawfully seized and possessed of said land in fee simple as to a one-half (1/2) undivided interest; have a good right to convey it, and the same is unencumbered, except as appears of record.

And we, TERRY L. NORTHCUTT and wife, PATRICIA NORTHCUTT, do further covenant and bind ourselves and our heirs and representatives, to warrant and forever defend the title to the said land to the said MORRIS LEVINE, and his heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 19 day of July, 1990.

Terry L. Northcutt

Patricia Northcutt

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, TERRY L. NORTHCUTT and wife, PATRICIA NORTHCUTT, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 19 day of July, 1990.

Notary Public

My Commission Expires: 12-12-92.

44369

IDENTIFICATION REFERENCE

Jul 26 10 55 AM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

3671 07/26 0101 03CHECK 15.25

93:027

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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	2500.00
CON TX	8.25
PRFEE	1.00
WDEED	6.00
TOTAL	15.25
CHECK	15.25

07/26/90 01 10:56 0001 3671

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

443699

IDENTIFICATION REFERENCE

JUL 26 10 55 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 340466