BOOK 8202 PAGE 363

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 2,600.00

x James R. King
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25 DAY OF ~~June~~ Sept. 1990.

Notary Public

MY ~~COMMISSION EXPIRES~~: Aug Reg
(~~AFFIX~~ SEAL)

FILE BOX 24

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, TN 37217

NAME / ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS	MORTGAGEE OR PERSON RESPONSIBLE FOR PAYMENT OF TAXES	MAP-PARCEL NUMBERS
Mail James R. King (NAME) 1412 - Boscobel St (STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn (CITY) (STATE) (P.O. ZIP)	Same (NAME) (STREET ADDRESS) (CITY) (STATE) (ZIP)	Map 94-2 Par. 2 23W-02140

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. Sidney Vincent and wife, Martha Vincent

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James R. King

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 Lot No. 183 on the Plan of Edgefield Land Company's First Subdivision, of record in Book 57, page 130, Register's Office for Davidson County, Tennessee.

SAID Lot No. 183 fronts 50 feet on the north side of Long Avenue and runs back between parallel lines, 150 feet to an alley.

BEING the same property conveyed to Sidney Vincent and wife, Martha Vincent by deed from Johnnie Burroughs, unmarried, of record in Book 4781, page 963, Register's Office for Davidson County, Tennessee.

THIS conveyance subject to rights of ingress and egress and easement for a well situated on the line between lots 182 and 183, of record in Book 362, page 288, Register's Office for Davidson County, Tennessee.

unimproved (XX
This is improved ( ) property, known as 1615 Long Avenue, 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 Whereever 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 21st day of June, 1990

Sidney Vincent
Sidney Vincent

Martha Vincent
Martha Vincent

STATE OF TENNESSEE }
Davidson COUNTY }

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Personally appeared before me, Sidney Vincent and Martha Vincent
(Name of natural person executing the instrument)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that t__he Y executed the within instrument for the purposes therein contained. Witness my hand, at office, this 21 day of June 1990.

My Commission Expires 5-9-91 Alice Jennings
Notary Public

STATE OF TENNESSEE }
Davidson COUNTY }

(AFFIX SEAL)

Personally appeared before me, _____
(Name of officer) (Offical capacity of officer)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that __he__ executed the within instrument for the purposes therein contained, and who further acknowledged that __he__ is the

_____
("attorney-in-fact" or "president" or "general partner")

of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this 21 day of June 1990.

My Commission Expires 5-9-91 Alice Jennings
Notary Public

(AFFIX SEAL)

WARRANTY DEED

FROM
Sidney Vincent and wife,
Martha Vincent

TO
James R. King

59715

IDENTIFICATION REFERENCE

SEP 25 11 51 AM '90

FEE $ 2.00 REGISTER'S
PAID

This form compliments of:

title escrow, inc.

suite 218
640 spence lane
nashville, tennessee 37217
615-361-6679

1795 09/25 02:01 03CHECK 20.20

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	4000.00
CON TX	13.20
PRFEE	1.00
MDEED	6.00
TOTAL	20.20
CHECK	20.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 253 0001 1795

5971.5

IDENTIFICATION REFERENCE

SEP 25 11 51 AM '90

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY, TN

No. 358403