BOOK 9986PG814

This instrument prepared by: Robert A. Anderson
2021 Richard Jones Road, Suite 350
Nashville, Tennessee 37215-2874

WARRANTY DEED

New Owner:	Send Tax Bills To:	Map and Parcel:
Jerry M. Roberts and Anna M. Grupke 1403 Clifton Lane Nashville, Tennessee 37215	same	Map 118-7 Parcel 177

For and in consideration of the sum of Ten and 00/100---------($10.00)----------DOLLARS, and other good and valuable consideration, IRVIN R. LEVINSON, hereinafter referred to as Grantor, has bargained and sold, and by these presents does transfer and convey unto the said JERRY M. ROBERTS and wife, ANNA M. GRUPKE, hereinafter referred to as Grantees, their successors, heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 11 of Block "E", on the Map of Berry Hill Garden, as of record in Book 1130, Page 36, Register's Office for Davidson County, Tennessee.

Said Lot 11 fronts 63.64 feet on the east side of Columbine Place and runs back between line, 117.4 feet on the north line and 138.4 feet on the south line to a dead line in the rear, measuring 54.8 feet.

Being the same property conveyed to Irvin R. Levinson by Deed from Florence Levinson of record in Book 7930, Page 402, Register's Office for Davidson County, Tennessee.

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 I do covenant with the Grantees 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, unless otherwise herein set out. And I do further covenant and bind myself, my 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.

0162508
IDENTIF. ↑ REFERENCE

96 MAR 21 PM 1:56
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration or value whichever is greater, for this transfer is $60,500.00.

Affiant

Subscribed and sworn to before me, this the 21 day of March, 1996.

NOTARY PUBLIC

My Commission Expires: 11/20/96

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This is improved property known as 2810 Columbine Place, Nashville, Tennessee.

Whenever 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 my hand this 18th day of March, 1996.

IRVIN R. LEVINSON

STATE OF TEXAS)
COUNTY OF Tarrant)

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named Irvin R. Levinson, the bargainor, 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.

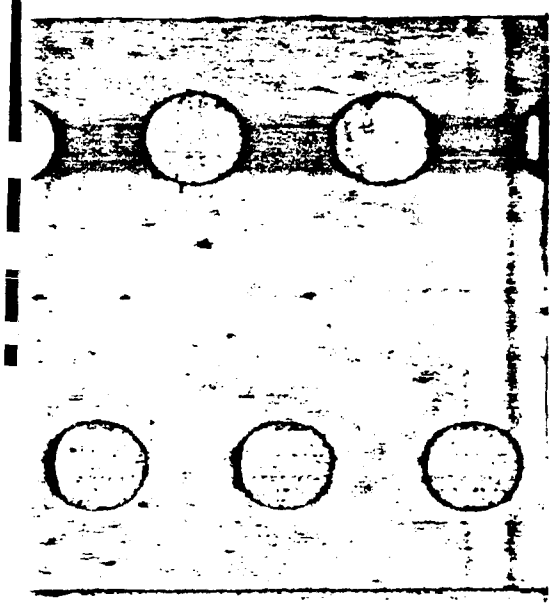
Witness my hand and official seal at Fort Worth, Texas, this 18th day of March, 1996.

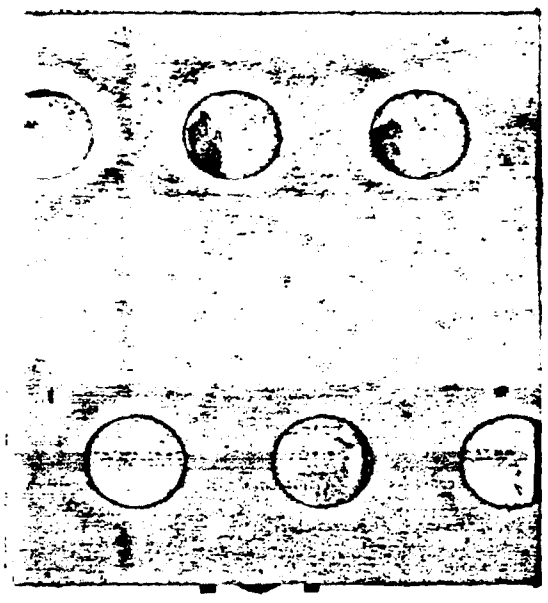
DIANE M. REYNOLDS
NOTARY PUBLIC
STATE OF TEXAS
My Comm Exp 1-25-97

Notary Public

My Commission Expires: 1-25-97

1003 03/21 0101 03CHECK 232.85





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

RECEIVED OF _____

FOR _____

BOOK 9986PG816

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 60500.00
CON TX 223.85
PRFEE 1.00
WDEED 8.00
TOTAL 232.85
CHECK 232.85
03/21/96 01 13:57 0001 1003

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0162508
IDENTIF. ↑ REFERENCE

96 MAR 21 PM 1:56
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1019045