PLEASE RETURN RECORDED DOCUMENT TO:
AMERICAN TITLE COMPANY, INC.
170 CUDE LANE
MADISON, TN 37115

Instr:200004260041203 Page: 1 OF 2
REC'D FOR REC 04/26/2000 8:41:27AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $388.50

STACY M. GAFFORD
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENN.

My Commission Expires 08-20-03

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ XXXXXXXXX105,000.00

Carla Martin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF April, 2000

Stacy M. Gafford
Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Wilson & Weiss Title Associate, 7100 Executive Center Dr. #150, Brentwood, TN 37027

B-1379

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Yvette Cutter (NAME)	**SAME** (NAME)	105-10-0-327.00
2004 White Avenue (ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37204 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Ruby Nell Willams, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Yvette Cutter **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:

Being the southerly 60 feet of the westerly 100 feet of Block No. 16 on the Plan of Yarbrough's Subdivision of Woodland, as of record in Book 57, Page 118, Register's Office for Davidson County, Tennessee. Also a strip of land 15 feet wide lying to the south of and adjoining that above, being a portion of the alley shown on the above mentioned plan, now abandoned, described together as follows:

Beginning on the easterly margin of White Avenue 105 feet southerly from the southeast corner of said White Avenue and Benton Avenue, formerly Jefferson Street; thence with the easterly margin of said White Avenue, southwardly 75 feet to the northwest corner of Lot 17 on said plan; thence with the northern boundary line of said Lot No. 17 eastwardly 100 feet; thence northwardly 75 feet to the southeast corner of a part of Block No. 16 conveyed to WIlliam Fletcher Hardy and wife, by deed from Thomas W. Cardner and wife, of record in Book 1372, Page 173, said Register's Office; thence with the southern boundary line of said Hardy Property, westwardly 100 feet to the beginning.

Being that same property conveyed to Howard B. Freeman and Velma B. Freeman, husband and wife by deed from Gertrude Fraser of record in Book 3282, Page 131, said Register's Office. Said Howard B. Freeman died leaving title vested soley in Velma B. Freeman as surviving Tenant by the Entireties. Velma B. Freeman has since died leaving a Will of record in Book _____, Page _____, Probate Office for Davidson County, Tennessee, in which the property was devised to Ruby Nell Williams.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee; 2) All restrictions of record; 3) All

CONTINUED

unimproved ( )
This is improved (X) property, known as 2004 White Avenue, Nashville, Tennessee 37204
(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 my hand this 20th day of April, 2000

Ruby Nell Williams Executrix
Ruby Nell Willams

Ruby Nell Williams

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ruby Nell Willams, Executrix and individually

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 Brentwood, Tennessee, this 20th day of April, 2000.

Commission expires 4/16/02

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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 _____.

JACK CASE WILSON NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TENNESSEE

My commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

On this, _____ day of _____, personally appeared before me, _____, with whom I am personally acquainted, 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" of _____ and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this _____ day of _____

My commission expires _____

Notary Public

Continued

easements of record; (4) All visible easements; (5) All Matters appearing on the plan of record; (6) All applicable government and zoning regulations.