Fili

This Instrument Prepared By:
J. M. GRISSIM
Attorney at Law
323 Union Street
Nashville, Tennessee 37201

WARRANTY DEED

BOOK 6036 PAGE 271

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
Angelo Formosa, Jr. 1300 4th Avenue, North Nashville, TN 37208	SAME	82-9, 165 82-9, 166 82-9, 167

For and in consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, ARTHUR K. LOWEN and wife, CAROLYN A. LOWEN, have bargained and sold and by these presents do transfer and convey unto the said ANGELO FORMOSA, JR. the Grantee herein, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Three tracts of land in Davidson County, Tennessee, described as follows, to-wit:

TRACT I:

Being the southern one-half of Lot No. 70 on the Plan of D. T. McGavock's Plan of Lots, a plat of which is of record in Book No. 10, pages 606 and 607, Register's Office for said County, described as follows: Beginning at a point on Fifth Avenue North, formerly Summer Street, at the northwest corner of Lot No. 71 in the said D. T. McGavock Plan; running thence northwardly along the line of Fifth Avenue North, 47 ft. 6 inches to a point; thence at right angles eastwardly 181 ft. 6 inches to an alley; thence at right angles southwardly 47 ft. 6 inches, along the line of said alley, to the northeast corner of said Lot No. 71; thence westwardly 181 ft. 6 inches to the point of beginning.

Being part of the same property conveyed to Arthur K. Lowen by deed from David Diamond, Nathan Diamond, Margaret Diamond Lyon, Lillian Diamond, Freda Diamond and Ruth Diamond Finkelstein of record in Book 5763, page 800, Register's Office for Davidson County, Tennessee.

TRACT II:

Being part of Lot No. 71 in D.T. McGavock's First Addition to Nashville, a plan of which is of record in Book 10, pages 606 and 607, Register's Office for said County, described as follows: Beginning in the northerly margin of Monroe Street, 17 ft. 9½ inches easterly from the easterly margin of 5th Avenue North (formerly Summer Street) and running thence easterly with the northerly margin of said Monroe Street, 156 ft. 5½ inches to the westerly margin of an alley; thence with said alley northerly 85 ft. 4 inches to the southerly margin of an alley; thence westerly with said alley, 156 ft. 5½ inches to a point 17 ft. 9½ inches east of the easterly margin of said Fifth Avenue North; thence southerly 84 ft. 5 inches to the beginning point.

Being part of the same property conveyed to Arthur K. Lowen, by deed from Nathan Diamond, David Diamond, Margaret Diamond Lyon, Lillian Diamond, Freda Diamond and Ruth Diamond Finkelstein of record in Book 5763 Page 800 , Register's Office for Davidson County, Tennessee.

TRACT III:

Land in Davidson County, Tennessee, being City Number 426 Monroe Street, Nashville, Tennessee, and being part of Lot No. 71 in D. T. McGavock's First Addition to Nashville, as of record in Book 10, page 606, Register's Office for said County, described as follows:

BEGINNING at the northeast corner of 5th Avenue North and Monroe Street, and running thence northwardly along the east margin of 5th Avenue North, 84 ft. 5 inches to the south margin of an alley; thence at right angles eastwardly 17 ft. 9½ inches along the southern margin of said alley; thence at right angles southwardly and parallel with 5th Avenue North, 84 ft. 5 inches to the northern margin of Monroe Street; thence at right angles, westwardly 17 ft. 9½ inches to the beginning point.

Being part of the same property conveyed to Arthur K. Lowen by deed from David Diamond, Ruth Diamond Finkelstein, Nathan Diamond, Lillian Diamond, Freda Diamond and Margaret Diamond Lyon of record in Book 5763 Page 800, Register's Office for Davidson County, Tennessee.

TOGETHER with such right, title and interest as the Grantor may have in and to a certain alley lying between Lots 70 and 71, which is further described as follows: That UNNUMBERED ALLEY extending eastwardly from the east margin of 5th Avenue North to the west margin of Alley No. 202, all of which is more particularly described by lines, words and figures on the attached sketch which is attached to and made a part of this ordinance as though copied herein, be and is hereby closed, vacated and abandoned. Said land having been vacated, closed and abandoned by the Metropolitan Government of Nashville and Davidson County, Tennessee, being Metropolitan County Council Bill No. 77-537, filed in Ordinance Book 45, page 148, on June 10, 1977.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever. And we do covenant with the said Grantee 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, except for current year taxes. And we do further covenant and bind ourselves, our successors and assigns to warrant and forever defend the the title to the said land to the said Grantee, his heirs and assigns against the lawful claims of all persons, whomsoever.

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.

ARTHUR K. LOWEN

CAROLYN A. LOWEN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared ARTHUR K. LOWEN and CAROLYN A. LOWEN the within named bargainors, with whom I am personally acquainted, and that they executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this 15th day of July 1983.

Gail H. Moore
NOTARY PUBLIC

GAIL H. MOORE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 1-18-87

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is $ 17,700.00.

Sworn to and subscribed before me this

15th day of July, 1983.

Gail H. Moore
NOTARY PUBLIC

GAIL H. MOORE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 1-18-87

BILL NO. 77-537

AMENDING THE OFFICIAL STREET AND ALLEY ACCEPTANCE AND MAINTENANCE MAP FOR THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE,

BY CLOSING, VACATING AND ABANDONING AN UNNUMBERED ALLEY EXTENDING EASTWARDLY FROM THE EAST MARGIN OF 5TH AVENUE NORTH, NORTH OF MONROE STREET, ALL OF WHICH IS MORE PARTICULARLY DESCRIBED HEREIN.

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WHEREAS, the owners of all the properties abutting both margins of said portions of said alley are desirous that said closure be accomplished, and

WHEREAS, there is no future need for said portion of said alley for alley purposes:

NOW, THEREFORE, BE IT ENACTED BY THE COUNCIL OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY:

SECTION 1. That the Official Street and Alley Acceptance and Maintenance Map for the Metropolitan Government of Nashville and Davidson County, as enacted by Council Bill No. 65-539, be and is hereby amended, as follows:

That that UNNUMBERED ALLEY extending eastwardly from the east margin of 5th Avenue North to the west margin of Alley No. 202, all of which is more particularly described by lines, words and figures on the attached sketch which is attached to and made a part of this ordinance as though copied herein, be and is hereby closed, vacated and abandoned.

SECTION 2. BE IT FURTHER ENACTED, That easements are herein retained by the Metropolitan Government of Nashville and Davidson County, its agents, servants, and/or contractors and utility companies operating under franchise from the Metropolitan Government for the right to enter, construct, operate, maintain, repair, rebuild, enlarge, and patrol its now existing or future utilities, including drainage facilities, together with their appurtenances, and the doing of any and all things necessary and incidental thereto.

SECTION 3. BE IT FURTHER ENACTED, That in the event there is proposed any construction over, above, or under said existing utilities that said construction shall have the approval of the Director of Public Works and/or the Director of Water and Sewerage Services, together with the approval of the Nashville Electric Service, Nashville Gas Company, and South Central Bell Telephone Company.

SECTION 4. BE IT FURTHER ENACTED, That the Director of the Department of Public Works be and is hereby authorized and directed, upon the enactment and approval of this ordinance, to cause said change to be made on said Map as set out in Section 1 of this ordinance, and to make notation thereon of reference to the date of passage and approval of this amendatory ordinance.

SECTION 5. BE IT FURTHER ENACTED, That this ordinance take effect from and after its passage, the welfare of the Metropolitan Government of Nashville and Davidson County requiring it.

APPROVED:

William D. Lamb, Director
DEPARTMENT OF PUBLIC WORKS

K. R. Harrington, Director
WATER AND SEWERAGE SERVICES

PPROVED BY THE METROPOLITAN
ANNING COMMISSION.

TE: April 15, 1977

ECUTIVE DIRECTOR

Introduced by:

Robert B. Lawson
MEMBER OF THE METROPOLITAN COUNCIL

APPROVED AS TO LEGALITY OF FORM AND COMPOSITION:

Metropolitan Attorney

Assistant Metropolitan Attorney

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

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March 25, 1977

Metropolitan Government of Nashville &Davidson County
Planning Commission
Howard Office Building
2nd Ave South
Nashville, Tenn 37210

Gentlemen:

We are the owners of certain properties located at the northeast corner of 5th Ave No and Monroe Street, Nashville, Tenn. being Parcels No. 82-9-165, 82-9-166, 82-9-167 and desire that the un-improved alley separating our properties be closed.

Yours Truly,

David P. Diamond

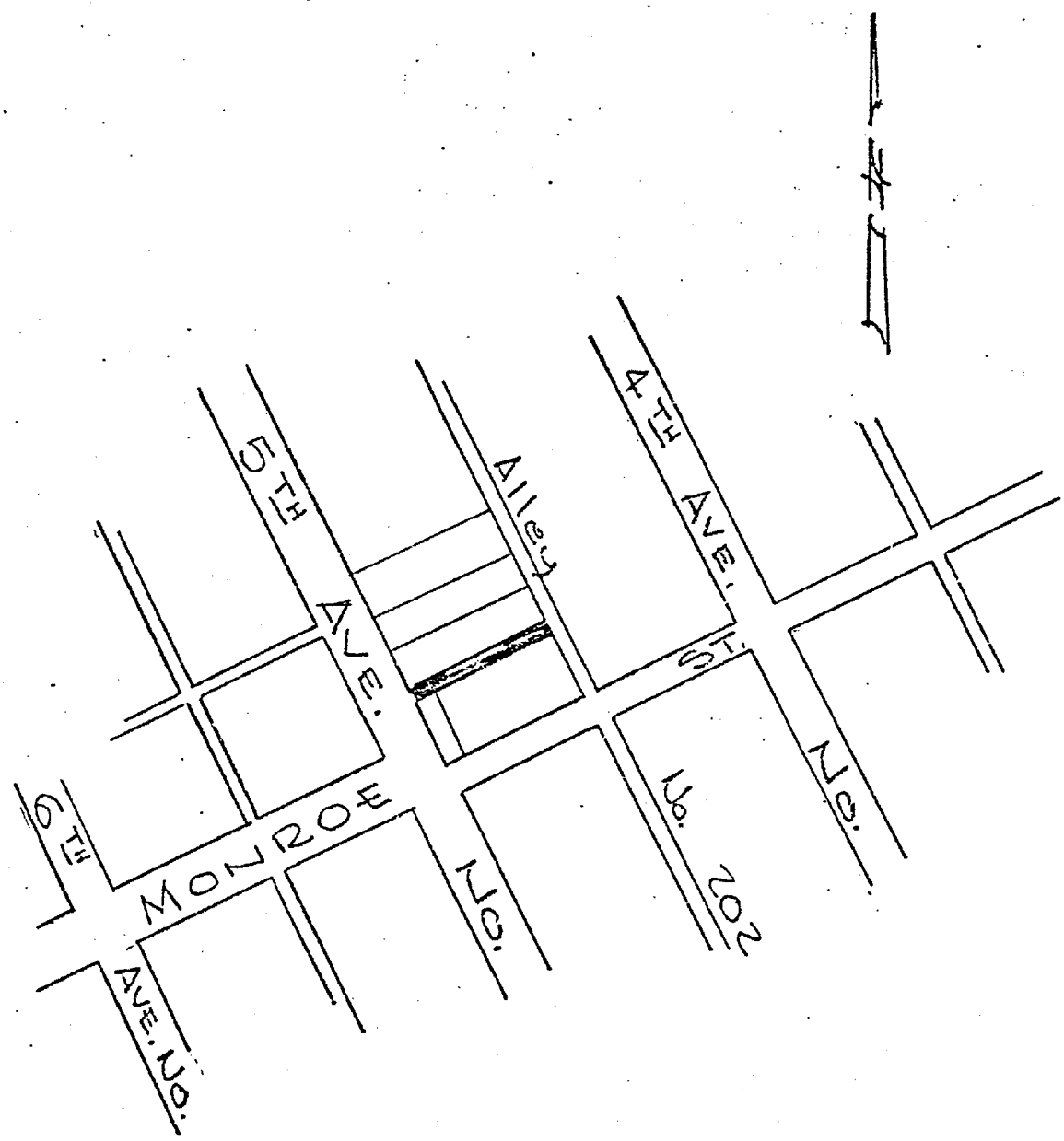
David P. Diamond

Ruth Finkelstein

Ruth Finkelstein

97 White Bridge Rd.
Apt. J-7

37205



TO BE CLOSED SHOWN
THUS ▬▬

THIS SKETCH IS ATTACHED TO AND MADE A PART OF ORD. NO. 77-537

I, being under oath, do certify this is a true and authentic copy of the Original Ordinance No. 077-537 of the Metropolitan Government of Nashville and Davidson County, Tennessee which passed third and final reading on 6-7-77, at the regular meeting of the Metropolitan Council held on that date, and is now recorded in Book No. M-45, page 148.

Witness my hand and the Seal of the Metropolitan Government of Nashville and Davidson County, Tennessee, this 14th day of July 19 83.

Ruth Judd
Metropolitan Clerk

State of Tennessee
County of Davidson

Sworn to and subscribed before me, by Ruth Judd, this 14th day of July, 19 83.

Marilyn L. Seabury
Notary Public

My commission expires: NOTARY PUBLIC 4/22/84 DAVIDSON COUNTY, TENN.

FILED
METROPOLITAN
COUNCIL

APR 28 11 09 AM '77

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DUPLICATE

METROPOLITAN COUNTY COUNCIL

Bill No. 77-537

AMENDING THE OFFICIAL STREET AND ALLEY ACCEPTANCE AND MAINTENANCE MAP FOR THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE, BY CLOSING, VACATING AND ABANDONING AN UNNUMBERED ALLEY EXTENDING EASTWARDLY FROM THE EAST MARGIN OF 5TH AVENUE NORTH, NORTH OF MONROE STREET, ALL OF WHICH IS MORE PARTICULARLY DESCRIBED HEREIN.

The within bill approved as to form and legality.

APPROVED BY PLANNING COMMISSION

Metropolitan Attorney.

Introduced MAY 3 1977

Passed first Reading MAY 3 1977

Referred to PLANNING, ZONING & HISTORICAL COMM., TRAFFIC & PARKING COMMSN., HIGHWAYS, TRAFFIC & PARKING COMM., & PUBLIC WORKS COMM.

Amended _____

Passed second Reading MAY 17 1977

Referred to _____

Passed third Reading JUN 7 - 1977

JUN 10 1977

Approved _____

By _____

Metropolitan Mayor

Departments Notified JUN 13 1977

Advertised _____

Form-01

FELIX Z. WILSON IS REGISTER
DAVIDSON COUNTY, TN
JUL 18 9 99 AM '83
IDENTIF. REFERENCE
H 6 0 8 7 7

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR BOOK 6036 PAGE 279

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
			17700.00- CO	
			46.02 CO TX	
			.50 PRFEE	
			24.00 WDEED	
			CHECK	70.52-
2423A	07/18/83		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 6.0 8 7.7.

IDENTIF. REFERENCE

JUL 18 @ 8a AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 964139