ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Angelo N. Formosa	Same	82-9 416
(NAME) 1300 - 12th Ave No	(NAME)	82-9 419
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN	(STREET ADDRESS)	82-9 420
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of thirty-eight thousand----------
----------($38,000)---------- DOLLARS

cash in hand paid, the receipt of sufficiency of which are hereby conclusively acknowledged,

Margaret Helena McKinstry; Mary Catherine McKinstry, and Frances McKinstry

have bargained and sold, and by these presents do transfer and convey unto the said Angelo N. Formosa

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Tract No. 1: Land in the 9th Ward of the City of Nashville, being part of Lot No. 6 in the D.T. McGavock's 1st Addition to Nashville, as of record in Book 10, pages 606 and 607, Register's Office for said County, described as follows:

Beginning on the western margin of North College Street, at a point 36 feet southwardly from Madison Street, and running southwardly with College Street 38 feet, more or less, to the southeast corner of said Lot No. 6; thence westwardly with the dividing line between Lots Nos. 5 and 6 of said plan, 175 feet, more or less, to an alley; thence northwardly with said alley, 38 feet, more or less, to a point 36 feet southwardly from Madison Street; thence eastwardly on a line parallel with and 36 feet southwardly from Madison Street, 175 feet, more or less, to the beginning.

Being part of the same property conveyed to Miss Margaret Helena McKinstry and Miss Mary Catherine McKinstry, by deed of record in Book 4005, page 669, Register's Office for Davidson County, from R. E. Worrall, County Court Clerk.

See Exhibit A for Tracts 2 and 3.

unimproved ( )
This is improved ( ) property, known as 1119, 1121, 1125 Third Avenue North (House Number) (Street)
Nashville, Tennessee 37208
(P. O. Address) (City or Town) (Zip Code)

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.

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 our hands this 8th day of August, 19 85.

Margaret Helena McKinstry

Mary Catherine McKinstry

Frances McKinstry

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6627 PAGE 134

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary Catherine McKinstry, Margaret Helena McKinstry, and Frances McKinstry,

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

Witness my hand and official seal at Nashville, Tennessee, this 8th day of August, 1985.

My commission expires 7-18-87 Notary Public Frank J. Hostetler Sr.

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ to be the _____ and _____ respectively of _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as _____ and attesting the same by the said _____ as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 38,000.00

This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 8th day of Aug, 1985.

My commission expires 7-18-87 Notary Public Frank J. Hostetler Sr.

This instrument was prepared by:

WOODS, WOODS & WATSON, 121 Seventeenth Avenue South, Nashville, Tennessee 37203

Name | Address

WARRANTY DEED

FROM

MARY CATHERINE McKINSTRY
MARGARET HELENA McKINSTRY
FRANCES McKINSTRY

TO

ANGELO N. FORMOSA

Return To
Hostetler Realty Co
P.O. Box 150695
Nashville, TN.
37215

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

[redacted]

EXHIBIT A

Tract No. 2: Land in Davidson County, Tennessee, being Lot No. 4 in McGavock's First Addition to Nashville, as of record in Book 10, pages 606 and 607, Register's Office for said County.

Said Lot No. 4 fronts 50 feet on the west side of College Street between Madison and Jefferson Streets.

Being part of the same property conveyed to Miss Margaret Helena McKinstry and Miss Mary Catherine McKinstry, by deed of record in Book 4005, page 669, Register's Office for Davidson County, from R. E. Worrall, County Court Clerk.

Tract No. 3: Land in Davidson County, Tennessee, being the northerly 25 feet of the easterly part of Lot No. 4 and the southerly 25 feet of the easterly part of Lot No. 5 on the map of Dr. David T. McGavock's Plan of Lots, as of record in Book 10, page 606 to 609, Register's Office for said County.

Said part of Lots Nos. 4 and 5 front together 50 feet on the westerly side of Third Avenue, North and extend back between parallel lines 176 feet, more or less to an alley.

Being the same property conveyed to Frances McKinstry, Margaret McKinstry, and Catherine McKinstry, by deed of record in Book 2492, page 69, Register's Office for Davidson County, from Jno. B. Cobb, County Court Clerk.

Margaret Helena McKinstry and Margaret McKinstry are one and the same person; and Mary Catherine McKinstry and Catherine McKinstry are one and the same person.

2.7.5 0 6

IDENTIFT REFERENCE

AUG 9 12 59 PM '05

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6627 PAGE 136

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

38000.00- CAMT.
98.80 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 108.30-
6116A08/09/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2 7 5 0 6

IDENTIFICATION REFERENCE

AUG 9 12 50 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 162106