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This Instrument Was Prepared By:
Claiborne K. McLemore III, Esq.
Trabue, Sturdivant & DeWitt
27th Floor, Life & Casualty Tower
Nashville, Tennessee 37219

Address New Owner(s):
Philip M. Trella, et. ux.
4401 Glenhaven Dr.
Nashville, TN 37204

Send Tax Bills to:
Same

Map-Parcel No.:
146-6-64

Mortgagee:
Fidelity Federal
Nashville, TN

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, P&M PROPERTIES, a Tennessee joint venture (the "Grantor"), has this day bargained and sold, and does hereby transfer and convey to PHILLIP M. TRELLA and wife, LINDSEY TRELLA (the "Grantees"), their heirs, successors and assigns, the following described land in Davidson County, Tennessee, to-wit:

All that real property described on the attached Exhibit A which is hereby incorporated herein in its entirety.

This is unimproved property known as Tyne Valley Boulevard, Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees and their heirs, successors and assigns, forever.

AND Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as herein set out. Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to said real estate to said Grantees, their heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 4th day of May, 1987.

P&M PROPERTIES, a Tennessee joint venture

By: _____
James M. Powers, Jr., Venturer

By: _____
Thomas W. Molteni, Venturer

STATE TAX PAID
2749
IDENTIFICATION REFERENCE
MAY 8 8 50 AM 1987
FELIX Z. ANDERSON, REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Thomas W. Molton with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a venturer of P&M Properties, the within named bargainor, a joint venture, and that he as such venturer being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the joint venture by himself as venturer.

Witness my hand and seal, at office in Nashville, Tennessee, this 4th day of May, 1987.

Joyce M Jones
Notary Public

My Commission Expires: 11-9-87

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Joyce M Jones with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a venturer of P&M Properties, the within named bargainor, a joint venture, and that he as such venturer being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the joint venture by himself as venturer.

Witness my hand and seal, at office in Nashville, Tennessee, this 4th day of May, 1987.

Joyce M Jones
Notary Public

My Commission Expires: 11-9-87

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $111,250.00.

Affiant

Subscribed and sworn to before me, this
4th day of May, 1987.

Notary Public

My Commission Expires: 5/13/89

Exhibit A

A certain tract of land known as Lot 24 on the Plan of Treemont as of record in Book 6250, page 895, Register's Office for Davidson County, Tennessee to which reference is hereby made for a more complete description.

The above described property is subject to the following:

1. 1987 property taxes, which have been prorated and are to be paid by Grantee.

2. Restrictive covenants of record in Book 6833, page 594, Register's Office for Davidson County, Tennessee.

3. Additional restrictive covenants of record in Book 6833, page 601, Register's Office for Davidson County, Tennessee.

4. Charter and By-laws of Treemont Homeowners' Association, of record in Book 6833, page 617, Register's Office for Davidson County, Tennessee.

5. All matters appearing on the plat of Treemont, as of record in Book 6250, page 895, Register's Office for Davidson County, Tennessee.

Being a part of the same property conveyed to P & M Properties, a Tennessee joint venture, by deed from Treemont Development Corporation of record in Book 6843, page 307, Register's Office for Davidson County, Tennessee.

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

RECEIVED OF _____

FOR _____

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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

111250.00- CAMT.
311.36 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 320.86-
4705A05/08/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

23749

IDENTIFICATION REFERENCE

MAY 8 8 50 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 79305