BOOK 7508 PAGE 648

FORM NO. WD-1

STATE OF TENNESSEE, XXXXXXXX } Williamson
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 163,920.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF April, 19 88

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Montgomery & Associates 215 Centerview Dr. Suite 150, Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Pete Lunati (NAME)	SAME (NAME)	147-06
220 Wauford Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	032
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	06DU20855

FOR AND IN 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, Emily Carol Leach, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Pete Lunati and Barbara Faye Lunati, husband and wife

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 Lot No. 121 on the Plan of Caldwell Hall, Section I, Revised, as of record in Book 2900, paes 57, 58 & 59, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Emily Carol Leach by Quitclaim Deed from Anita Kay Pickler of record in Book 5353, page 435, Register's Office Davidson County, Tennessee.

Subject to restrictions of record in Book 2929, page 117, amended in Book 2997, page 93 said Register's Office.

This conveyance is subject to any and all existing easements of record.

18764

IDENTIFICATION REFERENCE

APR 5 11 27 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

1376 04/05 0101 03CHECK 185.42

This is unimproved ( ) improved (X) property, known as 220 Wauford Drive, Nashville, TN 37211
(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 her hand this 4th day of April, 19 88

Emily Carol Leach

Emily Carol Leach

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STATE OF TENNESSEE
~~Davidson~~ Williamson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Emily Carol Leach, unmarried

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 4th day of April, 19 88.

Commission expires 1-10-89

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed 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 _____, 19__.

My commission expires _____

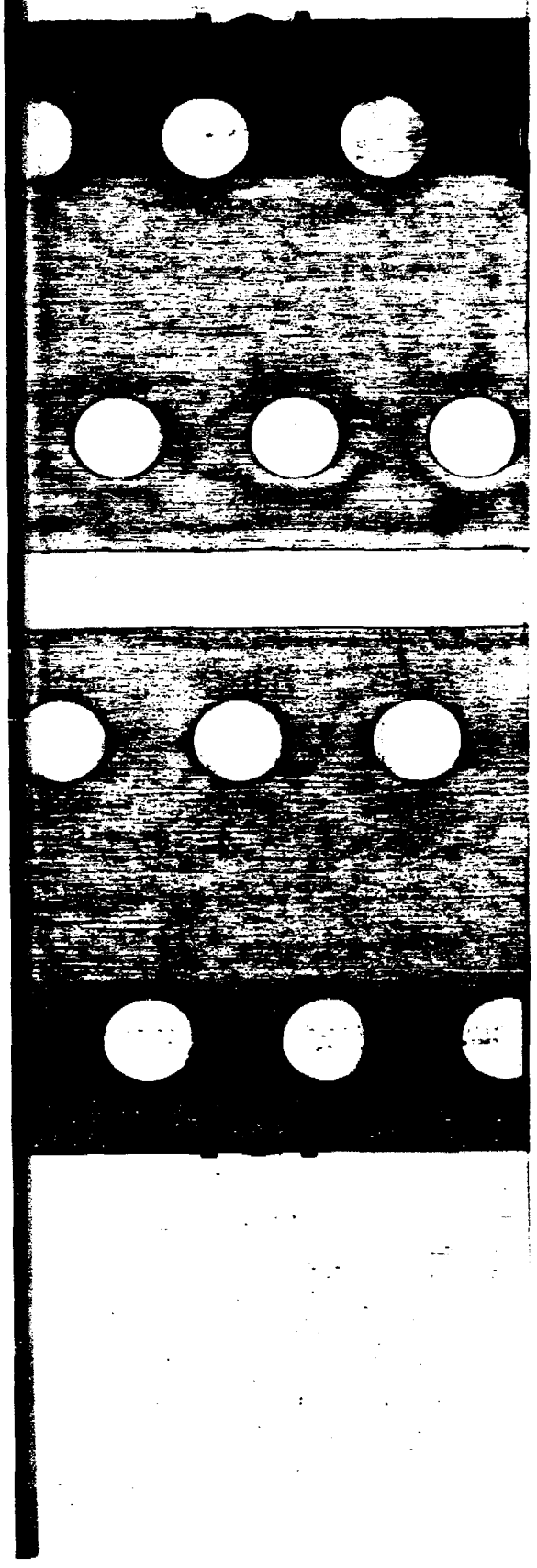
Notary Public

WARRANTY DEED

FROM
Emily Carol Leach, unmarried

TO
Pete Lunati and wife, Barbara Faye Lunati

MONTGOMERY, CRANFORD, KESTNER & HARDEMAN
215 CENTERVIEW DRIVE, SUITE 150
BRENTWOOD, TENNESSEE 37027



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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 63920.00
CON TX 178.92
PRFEE 0.50
WDEED 6.00
TOTAL 185.42
CHECK 185.42
04/05/88 01 10:32 0001 1376

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

18764

IDENTIFT REFFRENCE

APR 5 11 27 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 77575