Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
00258860
BOX 35

BOOK 7756 PAGE 450

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Y & F Enterprises (NAME)	same (NAME)	MAP 118-8
2618 Grandview Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 38
Nashville, Tn 37211 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------
----------$10.00---------- *Dollars,*

Cash in hand paid by Y & F Enterprises and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are hereby acknowledged,

Wayne J. Amond and wife, Gale Amond

have this day bargained and sold, and do hereby transfer and convey unto the said Y & F Enterprises

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 205 on the Plan of Grandview Heights, of record in Book 161, page 14 and 15, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being part of the same property conveyed to Wayne J. Amond and wife, Gale Amond by deed from Elias H. Attea, Jr. and wife, Karen Marie Attea, of record in Book 7498, page 665, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following restrictions:

1. Property shall be 100% fully developed, and no part thereof shall at anytime be used for storage or other non-building use. The property shall at all times be kept clean and free of debris.
2. The front yard shall be paved and/or landscaped in conformance with the adjacent property.
3. All buildings shall be setback a minimum of 25 Feet from Cruzen Street.
4. All exterior walls shall be constructed of painted masonry, brick, plaster, or similar material in keeping with adjacent building.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 31,000.00

Subscribed and sworn to before me this the 20th *day of* January 1989

Affiant

My commission expires: 11/12/90 *(Affix Seal)*

Notary Public

unimproved ( )
This is improved ( ) property, known as 2319 Cruzen Street, Nashville, Tn 37204
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 20th *day of* January *19* 89*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Wayne J Amond
Wayne J Amond

Gale Amond
Gale Amond

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Wayne J. Amond and wife, Gale Amond

the within named 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* 20th *day of* January, *19* 89.

Betsy B. Edwards
Notary Public

Commission expires 11/12/90

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____*self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____.

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

_____
Notary Public

Commission expires _____

03219

IDENTIFICATION

JAN 23 12 09 PM '89

HELEN J. WILSON, REGISTER
DAVIDSON COUNTY, TN

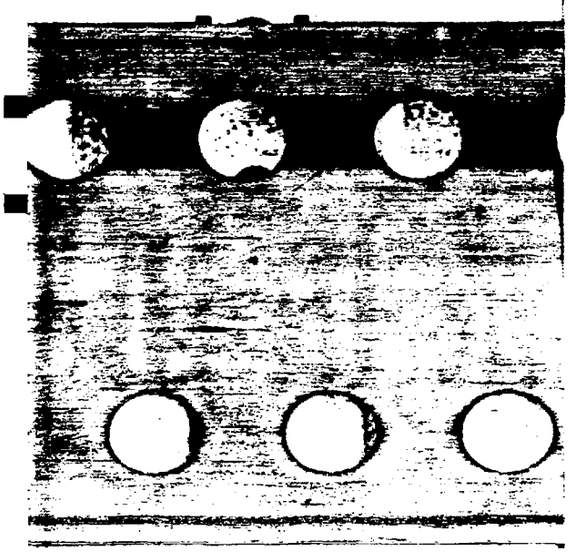
3284 01/23 0101 03CHECK 108.80

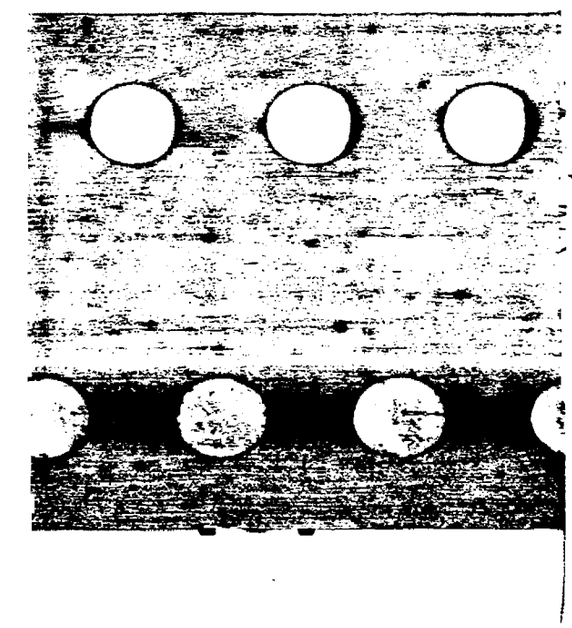
WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238





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

RECEIVED OF _____

FOR _____

BOOK 7756 PAGE 452

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

CAMT 31000.00
CON TX 102.30
PRFEE 0.50
WDEED 6.00
TOTAL 108.80
CHECK 108.80

01/23/89 01 12:11 0001 8284

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03219

IDENTIFICATION REFERENCE

JAN 23 12 09 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 174915