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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 108,150.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF March 19 90

Notary Public

MY COMMISSION EXPIRES: 9/25/93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney
Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203

ADDRESS NEW OWNER (S) AS FOLLOWS	Mortgagee:	MAP-PARCEL NUMBERS
Michael Montanari (NAME)	COMMERCIAL FEDERAL MORTGAGE (NAME)	104-5-276
3613 Meadowbrook Avenue (STREET ADDRESS OR ROUTE NUMBER)	2120 South 72nd Street (STREET ADDRESS)	26W-00315
Nashville, TN 37205 (CITY) (STATE) (P.O.ZIP)	Omaha, NE 68124 (CITY) (STATE) (ZIP)	

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, Theodore Scott and wife, Irene Scott

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael Montanari and wife, Rebecca A. Montanari

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:

LAND in Davidson County, Tennessee, being Lot No. 450 and the easterly part of Lot No. 449, on the Plan of The Richland Realty Company's Division "C", of record in Book 421, page 31, Register's Office for Davidson County, Tennessee.

SAID Lot No. 450 and the easterly part of Lot No. 449 front 60.0 feet on the southerly margin of Meadowbrook Avenue and extends back 301.0 feet on the easterly line and 325.0 feet on the westerly line to a dead line (alley) in the rear, measuring 72.3 feet thereon.

BEING the same property conveyed to Theodore Scott and wife, Irene Scott, by deed from Aenos R. James and wife, Gertrude R. James, of record in Book 1218, page 24, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

Irene L. Scott and Irene Scott are one in the same person.

7440 04/03 0101 03CHECK 363.73

unimproved ( )
This is improved (XX) property, know as 3613 Meadowbrook Avenue, Nashville, TN 37205
(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 convenant 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 their hands this 30th day of March, 19 90

Theodore Scott

Irene Scott

Theodore Scott

Irene Scott

STATE OF TENNESSEE
Davidson County

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the undersigned

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Theodore Scott and wife, Irene Scott

the bargainor s, with whom I am personally acquainted, * and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of March, 19 90.

Commission expires 9/25/93

Notary Public

* or proved to me on the basis of satisfactory evidence.

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

* or proved to be on the basis of satisfactory evidence.

WARRANTY DEED

FROM
Theodore Scott and wife,
Irene Scott

TO
Michael Montanari and wife,
Rebecca A. Montanari

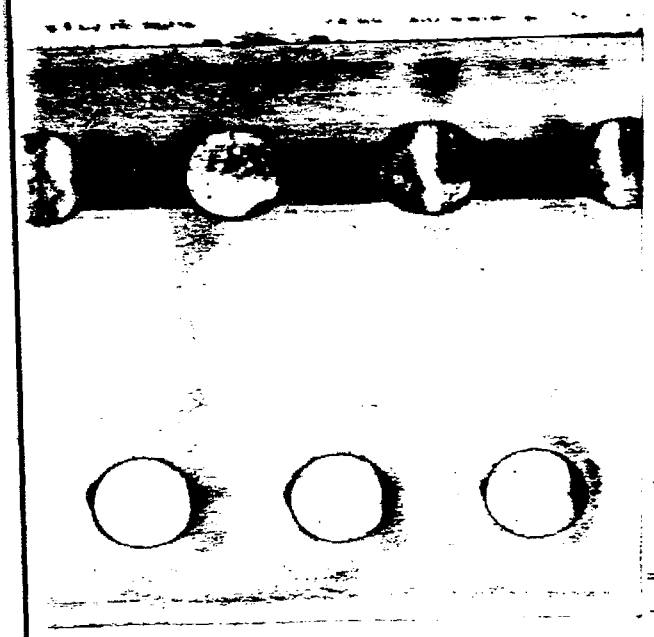
1. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

15687

IDENTIF. REFERENCE

APR 3 11 22 AM '90

DAVIDSON COUNTY



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

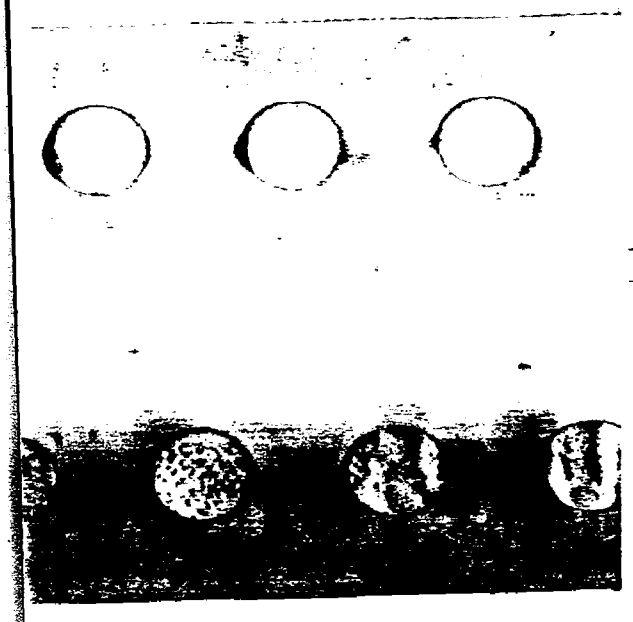
RECEIVED OF _____

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



CAMT	108150.00
CON TX	356.73
PRFEE	1.00
WDEED	6.00
TOTAL	363.73
CHECK	363.73

04/03/90 01 11:20 0001 7440

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

15687

IDENTIF. REFERENCE

APR 3 11 22 AM '90

DAVIDSON COUNTY, TN.

No. 306601