BOOK 8157 PAGE 220

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF July 19 90

Notary Public

MY COMMISSION EXPIRES
(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY:
Adams, Taylor, Philbin, Pigue & Marchetti, Attorneys
One Eleven Union Street, Nashville, TN 37201

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP, PARCEL NUMBERS
L. Gino Marchetti, Sr.	Fidelity Federal Savings & Loan Association	104-14-88
(NAME)	(NAME)	
2813 Westmoreland Drive	401 Union Street	24W-04745
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37212	Nashville, TN 37201	
(CITY) (STATE) (P O ZIP)	(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, Janet Rouch McNish Bugg, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO L. Gino Marchetti, Sr. and his wife, Elizabeth M. Marchetti

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. 36 on the Plan of Bransford Realty Company's Subdivision of Westmoreland Place of record in Book 421, Page 16, said Register's Office.

SAID Lot No. 36 fronts 60 feet on the southerly side of Westmoreland Avenue, and runs back 180 feet on the westerly lot line and 175 feet on the easterly lot line to a line in the rear which measures 90 feet thereon.

Being the same property conveyed to Janet Rouch McNish Bugg by Quitclaim deed from C. Kent McNish of record in Book 7492, page 737, Register's Office for Davidson County, Tennessee.

IT IS AGREED AND UNDERSTOOD that the above named Grantees assume and agree to pay the remaining unpaid balance on a Promissory Note secured by a deed of trust of record in Book 7492 page 739, said Register's Office, payable according to the terms and conditions therein.

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

unimproved ( )
This is improved (XX) property, known as 2813 Westmoreland Drive, Nashville, TN 37212
(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 ti, 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 my hand this 16th day of July, 1990

Janet Rouch McNish Bugg

Janet Rouch McNish Bugg, a single person

STATE OF TENNESSEE
Davidson County
County of Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Janet Rouch McNish Bugg, a single person

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 Nashville, Tennessee, this 16th day of July 1990.

Commission expires 11-21-92

Notary Public

JILL B. FREY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE

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
Janet Rouch McNish Bugg

TO
L. Gino Marchetti, Sr.
Elizabeth M. Marchetti

Return to:
LAWYER'S ESCROW SERVICE
ONE ELEVEN UNION STREET
NASHVILLE, TENNESSEE 37201

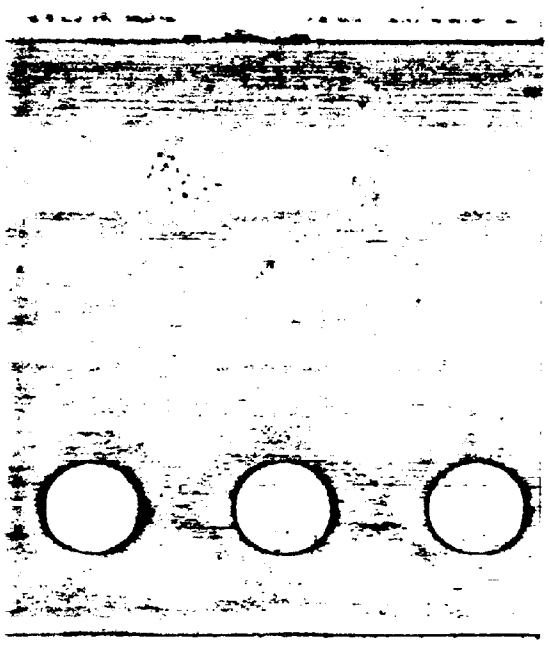
43036

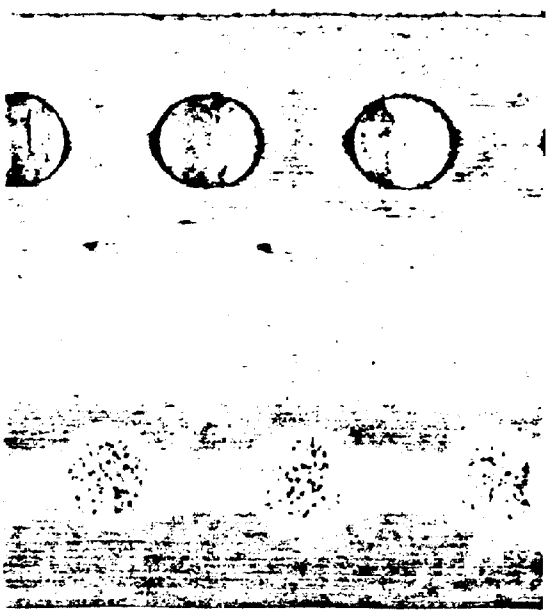
TENNESSEE REGISTER

JUL 20 1 38 PM '90

287.50

3027 37/20 0201 02CHECK





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 85000.00
				CON TX 280.50
				PRFEE 1.00
				MDEED 6.00
				TOTAL 287.50
				CHECK 287.50

07/20/90 01 13:38 0001 2017

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

43036

CLERK'S REFERENCE

JUL 20 1 38 PM '90

No. 338835