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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 128,000.00

Jerry R. Bellar
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF August, 19 90.

Leon Sharber
Notary Public

MY COMMISSION EXPIRES: 5-07-93

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, 1161 MURFREESBORO ROAD, #505, NASHVILLE, TN 37217
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Jerry R. Bellar (NAME) | New Owners (NAME) | MAP 116-03 |
| 4411 Harding Place (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | PARCEL 29 |
| Nashville, TN 37205 (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | 7DA 30780 |

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, Charles J. Resha, Jr., Conservator for the Estate of Sue St. Charles

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jerry R. Bellar and wife, Jacqueline A. Bellar

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 part of Lot No. 139, and part of a 10 foot strip marked "Reserved" on the plan of the Fenner Manor Land Company's Subdivision, as of record in Book No. 421, page 100, Register's Office for Davidson County, Tennessee, beginning at a point in the Westerly margin of Woodmont Avenue at the Northeast Corner of Lot No. 140 on said plan, and runs thence along the Westerly margin of said Avenue North 100 feet to the Southeast corner of Lot No. 138 on said plan; thence with the line between lots Nos. 138 and 139 Westwardly 192 feet to the Westerly margin of said 10 foot strip reserved, and being the Northeast corner of a small lot of land conveyed to H. S. Vaughn, Trustee, by Percy Warner, et ux., by deed of record in Book 539, page 657, R.O. of said County; thence Southerly along the West line of said lot conveyed to Vaughn 31 feet, more or less, and cross said 10 foot strip to the Northeast corner of a strip of land conveyed off lot No. 139 to Percy Warner by H.S. Vaughn et al., by deed of record in Book 539, page 656, Register's Office for said County, and running thence Southerly with the East line of said strip South 36 degrees 80 feet to point in the North line of Lot No. 140, thence with the line between lots Nos. 139 and 140 Easterly to the point of beginning and was conveyed to H.S. Vaughm by deed recorded in Book No. 539, page 657, Register's Office for said County.

Being the same property conveyed to Tony St. Charles, Jr. etux Sue St. Charles by deed dated March 5, 1947, and recorded in Book 1454, page 237, Register's Office for Davidson County, TN, the said Tony St. Charles died testate November 19, 1989, his will being probated in Davidson County, TN Docket No. 93755, Will Book 169, page 322, Probate Court Clerk's Office for said County, Sue St. Charles being the owner in fee simple of the aforementioned real estate has been declared incompetent by the said Davidson County Probate Court, Docket No. 93057, and Charles Resha, Jr. has been appointed Conservator of her Estate, and is authorized to execute this conveyance.

This conveyance is subject to any existing easements and restrictions.

unimproved ( )
This is improved (X) property, known as 119 Woodmont Boulevard, 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 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 17th day of August, 19 90

Charles J. Resha, Jr.
Charles J. Resha, Jr.
Conservator for the Estate of Sue St. Charles

STATE OF TENNESSEE
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 Charles J. Resha, Jr., Conservator for the Estate of Sue St. Charles

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 17th day of August 19 90

Commission expires 2-27-93

Notary Public

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
Charles J. Resha, Jr.

TO
Jerry R. Bellar
Jacqueline A. Bellar

Return to:
LEON SHARBER, ATTORNEY
1161 MURFREESBORO ROAD, SUITE 505
NASHVILLE, TN 37217

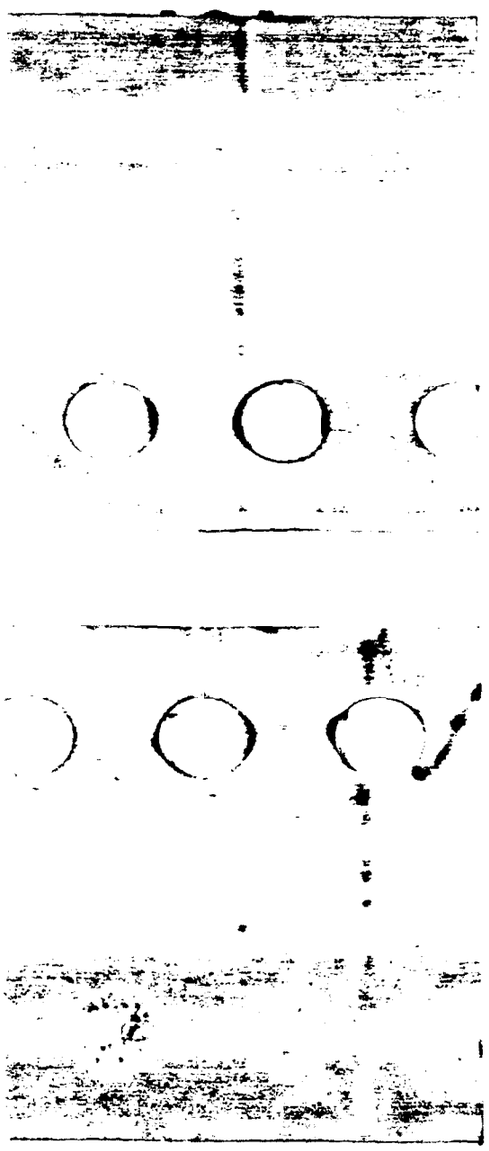
FILED
AUG 17 2 33 PM '90
DAVIDSON COUNTY, TENNESSEE

1153 08/17 0101 03CHECK 429.40

5 0 4 3 5

**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 128000.00
CON TX 422.40
PRFEE 1.00
WDEED 6.00
TOTAL 429.40
CHECK 429.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/17/90 01 14:35 0001 1153

50455

TENNTITLE REFERENCE

AUG 17 2 33 PM '90

FELIX Z. WILSON
REGISTER
DAVIDSON COUNTY

No. 347575