This Instrument Prepared By: James V. Mondelli, Attorney
5115 Maryland Way
Brentwood, TN 37027

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 40,440.00 .

Affiant

Sworn to and subscribed before me this 4th day of October, 1990.

My Commission Expires:
5-20-92

Notary Public

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO:
Mary Arline Evans & Elaine R. Jett 214 Third Avenue, North Nashville, TN 37201	SAME	Map 93-123 Parcel 174

WARRANTY DEED

7374 10/04 0101 03CHECK 140.32

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, MICHAEL F. MONDELLI, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto MARY ARLINE EVANS and ELAINE R. JETT, hereinafter called the Grantees, their heirs and assigns, all of my interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> LAND in the City of Nashville, Davidson County, Tennessee, being part of Lot No. 26 on the Plan of the Original Town of Nashville, not of record and being shown on the Plan of the Foster property, marked "Store No. 214" on the East side of College Street, now Third Avenue, North, the plan of said Foster Property being of record in Book 161, page 38, Register's Office for said County and described as follows:
>
> BEGINNING at a point in the easterly margin of Third Avenue, North, 59 feet 9 inches South of the southerly margin of Bank Alley, being the southwest corner of the property conveyed to C.M. Hunt, Trustee, by deed of record in Book 675, page 132, said Register's Office, thence along Hunt's southerly line, easterly 107 feet more or less to the westerly margin of an alley; thence with the margin of said alley, southerly 21 feet 6 1/2 inches to the northeast corner of the property decreed to G.W. Pyle, Trustee, by decree of record in Minute Book 77, page 361, of the Chancery Court at Nashville; thence along what was Pyle's northerly line, westerly 107 feet more or less, to the easterly margin of Third

Avenue, North; thence with the margin of said Avenue, northerly 21 feet 6 1 /2 inches to the beginning.

Being the same property conveyed to Michael F. Mondelli, et al, by deed from Harry S. Lester and wife, Evelyn S. Lester of record in Book 5494, page 362, Register's Office for Davidson County, Tennessee, and the same property conveyed to Michael F. Mondelli, et al, by deed from William L. Underhill of record in Book 7080, page 220, Register's Office for Davidson County, Tennessee.

This is improved property known as 214 Third Avenue, North, Nashville, Tennessee 37201.

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 I do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my 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 4th day of Oct., 1990.

Michael F. Mondelli - Grantor

62565

FEE 1.00 REFERENCE
OCT 4 1 54 PM '90
FELIX ELLISON REGISTER
DAVIDSON COUNTY TN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michael F. Mondelli, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of October, 1990.

NOTARY PUBLIC

My Commission Expires:

5-20-92

OFFICIAL RECEIPT

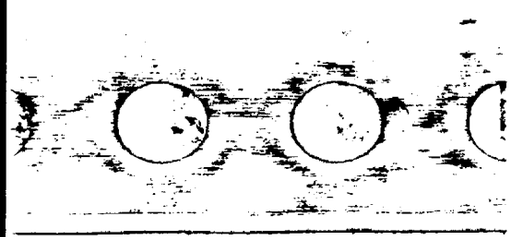
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 8210 PAGE 649

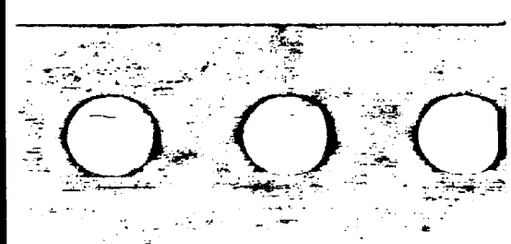


CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

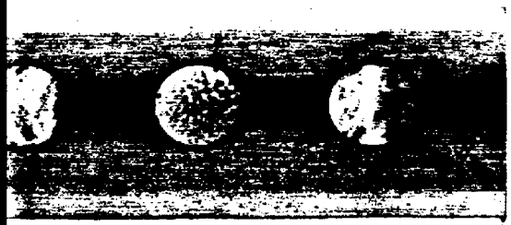
MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL



CAMT 40440.00
CON TX 133.32
PRFEE 1.00
WDEED 6.00
TOTAL 140.32
CHECK ~~140.32~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 10/04/90 01 13:55 0001 7374



6 2 5 6 5

IDENTIF. TREFERENCE

OCT 4 1 54 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 361658