THIS INSTRUMENT PREPARED BY:

WATTS, UNDERWOOD & RUBENFELD, ATTORNEYS
2000 Richard Jones Road, Suite 150
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this, transfer is $55,000.00.

Affiant

Subscribed and sworn to before me this 14th day of August, 1991.

Notary Public

My Commission Expires 1/11/93

BOOK 8423 PAGE 692

Address New Owner:	Send Tax Bills to:	Map & Parcel Nos.
THE CAJUN CONNECTION c/o Keith Pfister 906 Montrose Avenue Nashville, Tennessee 37204	SAME	MAP 118-1 PARCEL 299 22W 12240

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of FIFTY FIVE THOUSAND AND 00/100 DOLLARS ($55,000.00), paid and to be paid as follows: Three Thousand and No/100 ($3,000.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged and for the balance of Fifty two thousand and No/100 ($52,000.00), Grantee has this day executed a Deed of Trust Note payable to the order of Grantors, We, **DAVID COSTELLO, unmarried and BRIAN BURKE, married,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **THE CAJUN CONNECTION, a sole proprietorship composed of KEITH PFISTER, unmarried,** hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 95 on the Plan of Montrose Place, of record in Book 57, page 93, Register's Office for Davidson County, Tennessee.

SAID Lot No. 95 fronts 50.0 feet on the northerly margin of Bethel Street, now Montrose Avenue, and runs back between parallel lines 160.0 feet, more or less, to an alley.

BEING the same property conveyed to Kenneth Cory, David Costello and Brian Burke by deed from The Secretary of Housing and Urban Development of Washington, D.D., of record in Book 7966, page 979, Register's Office for Davidson County, Tennessee, the said Kenneth Cory having since conveyed his interest in subject property to David Costello and Brian Burke by Quitclaim Deed of record in Book 7966, page 982, said Register's Office.

BETH C. BURKE, wife of Brian Burke, joins in this conveyance to convey any interest they have in subject property, particularly any marital interest.

This is improved property known as 906 Montrose Avenue, Nashville, Tennessee 37204.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever.

GRANTORS COVENANT with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee.

2. Matters, if any, shown on the Plan of Montrose Place, of record in Book 57, page 93, Register's Office for Davidson County, Tennessee.

3. Deed of Trust from David Costello and wife, Nancy Costello and Brian Burke and wife, Beth C. Burke in favor of Union Planters National Bank of record in Book 7966, page 985, and as amended in Book 8244, page 985 and Book 8254, page 994, all in the Register's Office for Davidson County, Tennessee, Deed of Trust from David Costello and wife, Nancy Costello and Brian Burke and wife, Beth C. Burke in favor of Union Planters National Bank of record in Book 8058, page 908, Register's Office for Davidson County, Tennessee, and Financing Statements in favor Union Planters National Bank of record in Book 7966, page 992, Book 7966, page 994, Book 8058, page 913, Book 8058, page 916, Register's Office for Davidson County, Tennessee, and File Nos. 706934 and 706935, in the Office of the Secretary of State of Tennessee, all of which Grantee takes subject to and does not assume.

GRANTORS FURTHER COVENANT and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 16th day of August, 1991.

DAVID COSTELLO

BRIAN BURKE

BETH C. BURKE

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 DAVID COSTELLO and BRIAN BURKE and wife, BETH C. BURKE, the bargainors, 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 this 16th day of August, 19__.

Notary Public

My Commission Expires:
2-2-94

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE

4 0 1 7 3

IDENTIFICATION

AUG 20 9 37 AM '91

4866 08/20 0101 03CHECK 210.50

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

RECEIVED OF _____

FOR _____

BOOK 8423 PAGE 694

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 55000.00
				CON TX 203.50
				PRFEE 1.00
				WDEED 6.00
				TOTAL 210.50
				CHECK 210.50
08/20/91	01			09:37 0001 4866

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

40173.

IDENTIFICATION REFERENCE

Aug 20 9 37 AM '91

FELIX Z. WILSON, II REGISTER DAVIDSON COUNTY, NASHVILLE, TN

No. 451391