This instrument prepared by:
CHEATHAM & PALERMO, ATTORNEYS
43 Music Square West
Nashville, TN 37203

BOOK 9362 PAGE 525

**WARRANTY DEED**

FROM: MARIO FORD BACIGALUPO and wife, MARVYN HELEN BACIGALUPO

TO: KEBREAB GHEBRESELSIE and wife, EMNET ABRAHAM, and ABEBA MICHAEL, unmarried

| Address New Owner: | Send Tax Bills To: | Map-Parcel No.: |
|---|---|---|
| Kebreab Ghebreselsie and wife, Emnet Abraham, and Abeba Michael<br>402 Annex Avenue<br>Nashville, TN 37209 | Same | Map 104-11<br>Parcel 303 |

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration or value, whichever is greater, for this transfer is $76,500.00.

Affiant

Subscribed and sworn to before me, this the 1st day of June, 1994.

T Chandler, Dep Reg
~~Notary Public~~

~~My commission expires:~~ _____

FOR AND IN CONSIDERATION OF the sum of Seventy-six Thousand Five Hundred Dollars ($76,500.00), cash in hand paid, the receipt of which is hereby acknowledged, we, Mario Ford Bacigalupo and wife, Marvyn Helen Bacigalupo, have bargained and sold, and by these presents do hereby transfer and convey unto Kebreab Ghebreselsie and wife, Emnet Abraham, an undivided one-half interest, and Abeba Michael, unmarried, the other undivided one-half interest, their heirs and assigns, certain real estate, described as follows:

Land in Davidson County, Tennessee, being the westerly 10 feet of Lot 132 and all of Lot 131 on the Plan of Bransford Realty Company Subdivision of the Edgar Jones Place as recorded in Book 421, page 7, of the Davidson County Register's Office.

Said part of Lot 132 and all of Lot 131 adjoin and front 70 feet on the northerly side of Blair Boulevard, formerly Long Avenue, and runs back between lines 153.15 feet on the easterly line and 151.15 feet on the westerly line, to an alley measuring 70 feet thereon.

Being the same property conveyed to the said Mario Ford Bacigalupo and wife, Marvyn Helen Bacigalupo, by deed from Ela Mae Glenn, dated October 19, 1978, and recorded at Book 5354, page 862, in the Davidson County Register's Office.

This is improved property known as 2540 Blair Boulevard, Nashville, TN 37212.

TO HAVE AND TO HOLD the said real estate together with the appurtenances, estate, title, and interest belonging to the said Kebreab Ghebreselsie and wife, Emnet Abraham, and Abeba Michael, unmarried, their heirs and assigns, forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as set forth above.

We further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to said real estate to said Kebreab Ghebreselsie and wife, Emnet Abraham, and Abeba Michael, unmarried, their heirs and assigns, against the lawful claims of all persons.

Mario Ford Bacigalupo joins personally in this conveyance, and also executes this instrument as attorney-in-fact for Marvyn Helen Bacigalupo,

pursuant to a power of attorney from the said Marvyn Helen Bacigalupo dated February 16, 1994, and recorded at Book 9362, page 524, in the Davidson County Register's Office.

Witness our hands this 31st day of May, 1994.

Marvyn Helen Bacigalupo
By Mario Ford Bacigalupo,
Attorney in Fact.

MARVYN HELEN BACIGALUPO BY: MARIO FORD BACIGALUPO, Attorney-in-Fact

Mario Ford Bacigalupo

MARIO FORD BACIGALUPO, Individually



STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

On this 31st day of May, 1994, before me personally appeared Mario Ford Bacigalupo, to me known to be the person who executed the foregoing instrument on behalf of Marvyn Helen Bacigalupo, and acknowledged that he executed the same as the free act and deed of Marvyn Helen Bacigalupo.

Witness my hand and official seal at office in Nashville, Tennessee, this 31st day of May, 1994.

Notary Public

My commission expires: May 28, 1995

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, Notary Public, a Notary Public in and for said County and State, the within named Mario Ford Bacigalupo, 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 office in Nashville, Tennessee, this 31st day of May, 1994.

Notary Public

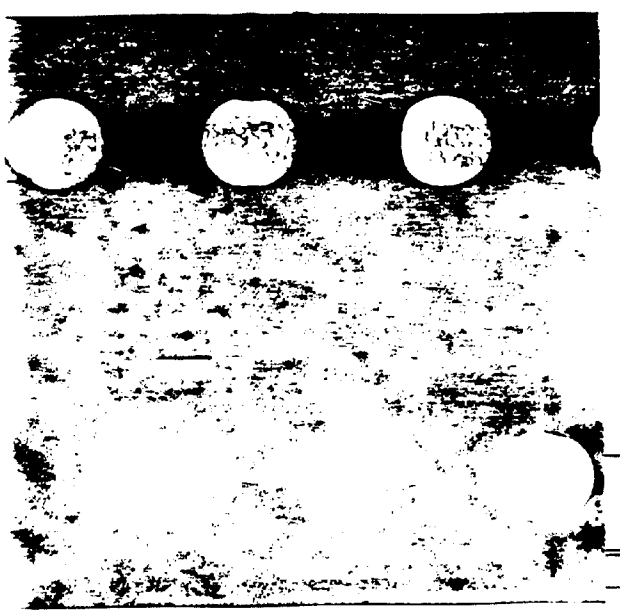
My commission expires: May 28, 1995

55924
IDENTIF. & REFERENCE

94 JUN -1 AM 11:12
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

0381 06/01 0101 03CHECK 292.05



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

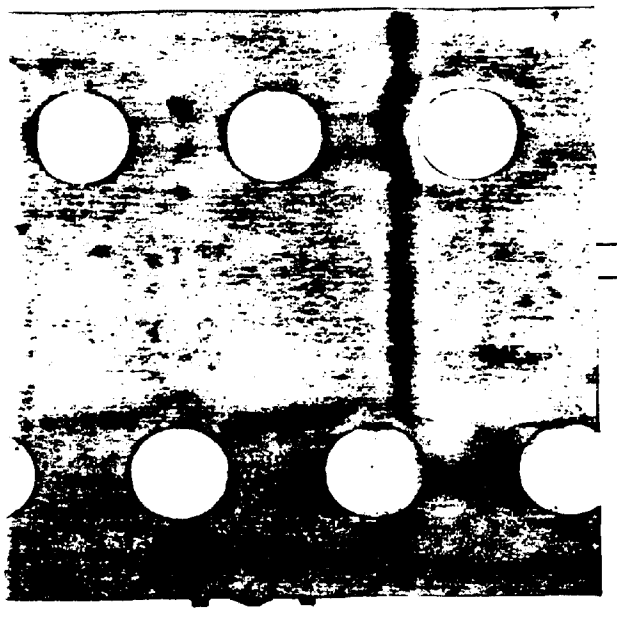
RECEIVED OF _____

FOR _____

BOOK 9362 PAGE 527

| | | |
|---|---|---|
| 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 76500.00
CON TX 283.05
PRFEE 1.00
WDEED 8.00
TOTAL 292.05
CHECK 292.05

06/01/94 01 11:12 0001 0381

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

55924
IDENTIF. # REFERENCE

94 JUN -1 AM 11:12
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 797369