THIS INSTRUMENT WAS PREPARED BY
Dyer, James & Taylor
30 Burton Hills Blvd., Suite 200
Nashville, Tennessee 37215

FILE BOX 61

BOOK 9477 PG 933

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 50,700.00
Theresa K. Hollars
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
22nd DAY OF September 19 94
Notary Public
MY COMMISSION EXPIRES: 5-24-97
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nellie Ruth Denton (NAME)	Leader Federal Bank For Savings (NAME)	69-16-31
2013 Manchester Avenue (ADDRESS)	158 Madison Avenue (ADDRESS)	
Nashville, TN 37218 (CITY) (STATE) (ZIP)	Memphis, Tennessee 38101-0275 (CITY) (STATE) (ZIP)	

FOR AND 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, Ellis E. Gunter and wife, Betty Gunter; Shirley Gunter DeCarlo and husband, Dominic DeCarlo and Wayne Gunrter and wife, Judy Gunter HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nellie Ruth Denton and Theresa Kay Hollars, both unmarried

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 the 13th Civil District of Davidson County, Tennessee, and being further described as follows:

Beginning at a point in the Westerly margin of Manchester Avenue, 80 feet Southerly from State Highway No. 112; thence with the Northerly line of the lot being described and with the southerly line of other property owned by the said John L. Robins and westerly 150 feet to the easterly line of the McCool property; thence with said line and southerly 50 feet to a point; thence easterly and parallel with said State Highway 150 feet to the westerly margin of said Manchester Avenue, thence Northerly with the same 50 feet to the point of beginning.

Being the same property conveyed to Ellis E. Gunter (Gene Hunter), Shirley Gunter DeCarlo, and Wayne Gunter by Will from Herschel Lee Gunter (H.L. Gunter) of record in Will Book 378, Page 4, Probate Court for Davidson County, Tennessee.

Subject to all restrictions and easements of record and all matters as shown on the above referenced plat.

We, Dominic DeCarlo, Betty Gunter and Judy Gunter, all join in this conveyance for the purpose of granting any interest they may have in the property, particularly their marital rights, if any.

unimproved ( )
This is improved (X) property, known as 2013 Manchester Avenue, Nashville, TN 37218
(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 our hand s this 22nd day of September 19 94

Ellis E. Gunter
Ellis E. Gunter

Wayne Gunter
Wayne Gunter

Shirley Gunter DeCarlo
Shirley Gunter DeCarlo

Dominic DeCarlo
Dominic DeCarlo

Betty Gunter
Betty Gunter

Judy Gunter
Judy Gunter

BOOK 9477 PG 934

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 Ellis E. Gunter and wife, Betty Gunter and Wayne Gunter and wife, Judy Gunter, the bargainor s, 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 at Nashville, Tennessee, this 22nd day of September 19 94.

Commission expires 5-24-97

Notary Public

STATE OF TENNESSEE
COUNTY OF

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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

STATE OF Oregan
COUNTY OF Josephine

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Shirley Gunter DeCarlo and husband * the bargainor with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she (they) executed the within instrument for the purposes therein contained. Witness my hand and official seal at Grants Pass, Oregon, this 21st day of September, 1994.

My commission expires: 12/5/97

* Dominic DeCarlo

Anne M. Harrington
Notary Public

OFFICIAL SEAL
ANNE M HARRINGTON
NOTARY PUBLIC - OREGON
COMMISSION NO. 030074
MY COMMISSION EXPIRES DEC. 5, 1997

95002

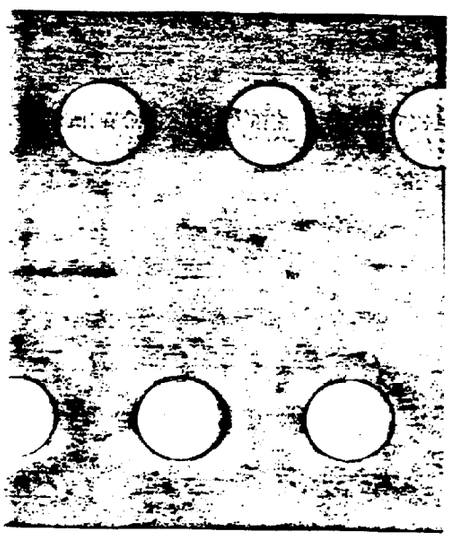
IDENTIF. ↑ REFERENCE

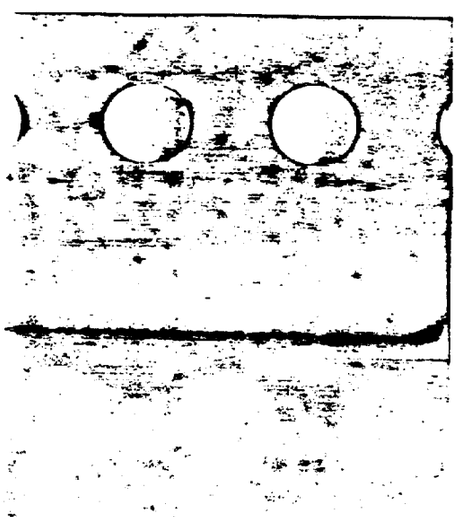
94 SEP 29 AM 9:48

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

2879 09/29 0101 03CHECK

196.59





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

RECEIVED OF _____

FOR _____

BOOK 9477 PG 935

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 50700.00
				CON TX 187.59
				PRFEE 1.00
				WDEED 8.00
				TOTAL 196.59
				CHECK 196.59
09/29/94	01			09:47 0001 2879

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

95002
IDENTIF. ↑ REFERENCE

94 SEP 29 AM 9:48
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 839138