This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

ADDRESS NEW OWNER:
Melinda R. Fleming
1104 Stratton Avenue
Nashville, TN 37206

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 94-020
PARCEL 3
23W-02145

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Francis J. Tamburin Sr. and wife, Helen J. Tamburin hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Melinda R. Fleming, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> BEING Lot No. 182, on the Plan of Edgefield Land Company 1st Addition, of record in Plat Book 57, Page 130, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Francis J. Tamburin, Sr. and wife, Helen J. Tamburin, by deed from Mildred J. Myatt, a widow of record in Book 9456, Page 516, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

Taxes for 1996 have been pro-rated and assumed by Grantee(s).

This Property is conveyed "AS IS, WHERE IS" and is subject to any and all easements of record.

This is improved property known as 1617 Long Avenue, Nashville, TN 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Melinda R. Fleming, her heirs and assigns, forever; and we, Francis J. Tamburin Sr. and wife, Helen J. Tamburin do covenant with the said Grantee that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it; 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 Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

0224911
IDENTIF. ↑ REFERENCE
96 SEP 13 PM 1:49
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.
39 09/13 0101 03CHECK 92.25

Witness our hands this the 11th day of September, 1996.

Francis J. Tamburin Sr.

Francis J. Tamburin Sr.

Helen J. Tamburin

Helen J. Tamburin

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Francis J. Tamburin Sr. and wife, Helen J. Tamburin 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 11th day of September, 1996.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE

My Commission Expires: 3/22/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 22,500.00.

Melinda R. Fleming

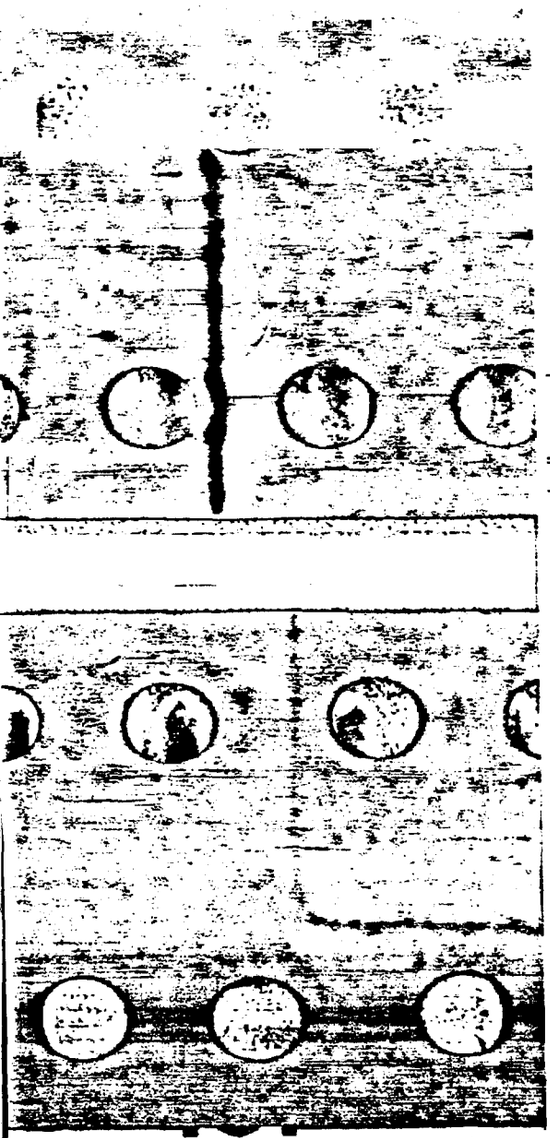
AFFIANT

Subscribed and sworn to before me this 11th day of September, 1996.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE

My Commission Expires: 3/22/97



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

RECEIVED OF _____

FOR _____

BOOK 10190 PG 404

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 22500.00
CON TX 83.25
PRFEE 1.00
WDEED 8.00
TOTAL 92.25
CHECK 92.25

09/13/96 01 13:52 0001 8139

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0224911
IDENTIF. # REFERENCE

96 SEP 13 PM 1:49
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1030587