This Deed Prepared By:

Leon Ruben, Attorney
125 Lafayette Street
Nashville, TN 37210

WARRANTY DEED

BOOK 4817 PAGE 966

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
V. B. Sanders, et ux	Same	
(NAME)	(NAME)	85-7
203 Jenry Court	Same	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	123 Pd
Nashville, Tn 37214	Same	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----$10----

----Ten and no/100---- Dollars,

Cash in hand paid and other good and valuable considerations receipt of which is hereby acknowledged.

I, Kate Lou Leaver

have this day bargained and sold, and do hereby transfer and convey unto the said

V. B. Sanders and wife Johnnie J. Sanders

their ~~successors~~, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 261 on the Plan of Stanford Country Club Estates, Section IV, as of record in Book 2900, pages 83, and 84 Register's Office for said County, and described as follows:
BEGINNING at a point in the northerly margin of Jenry Court at the corner of Lots 260 and 261; thence with the line between said lots, northwesterly 150.26 feet to a point; thence northeasterly 193 feet to a point; thence southeasterly 177.95 feet to a corner of Lot No. 262; thence with the line between Lots 261 and 262, southwesterly 190.43 feet to the margin of Jenry Court, thence with the margin of same, westerly around a slight curve, 39.63 feet to the point of beginning.

Being the same property conveyed to Horace A. Leaver, Sr., and wife Kate Lou Leaver, by deed from Carol Batson and wife, of record in Book 3130, page 293, Register's Office for Davidson County, Tennessee, the said Horace A. Leaver, Sr., having since died.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 31,000.00

Subscribed and sworn to before me, this the 20th day of May 19 74

Affiant

My commission expires: August 1, 1977 (Affix Seal)

Notary Public

This is unimproved (x) improved property, known as 203 Jenry Court, Nashville, Tennessee 37214
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

V. B. Sanders and wife Johnnie J. Sanders

their ~~successors~~, heirs and assigns forever. I ~~We~~ covenant that ~~we~~ I ~~are~~ am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

~~We~~ I further covenant and bind ~~ourselves~~ myself ~~our~~ my heirs and representatives, to warrant and forever defend the title to said real estate to said V. B. Sanders and wife Johnnie J. Sanders

their ~~successors~~, heirs and assigns, against the lawful claims of all persons.

Witness ~~our~~ my hand & ~~seal~~ this 20th day of May, 1974., the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

x Kate Lou Leaver

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Kate Lou Leaver, C. [illegible]

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville *Tennessee, this* 20th *day of* May, *19* 74.

Mrs. Hilman Barnard *Notary Public*

PUBLIC

Commission expires August 1, 1977

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19* .....

.....*Notary Public*

Commission expires .....

MAY23	CONV	31,000.00			
MAY23 S'TAX			A*	80.60	
MAY23 PR'FEE			A*	.50	
MAY23	W'DEED		A*	4.00	* 85.10

WARRANTY DEED

FROM

KATE LOU LEAVER

TO

V. B. SANDERS, ET UX

C 5 5 4 7 8

IDENTIF. REFERENCE

MAY 23 8 51 AM '74

DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238