File: 554,910-3 Home Federal

BOOK 5459 PAGE 922

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

FRANK C. BATSON AND WIFE
JUDY W. BATSON

TO

RANDE A. LEONARD ET AL

For draftsman's use

This instrument prepared by:
GULLETT, SANFORD & ROBINSON
230 Fourth Avenue North
Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rande A. Leonard et al (NAME)	Home Federal Savings & Loan (NAME)	
2601 Habersham Avenue (STREET ADDRESS OR ROUTE NUMBER)	230 4th Avenue North (STREET ADDRESS)	
Nashville, Tennessee 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	3DZ 17125

(FOR REGISTER'S USE)

F 38173

IDENTIF. REFERENCE

JUL 3 3 58 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 89,900.00 Rande A. Leonard
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29th DAY OF June 1979

Cynthia P. Garrison
Notary Public

MY COMMISSION EXPIRES: 1-15-83

(AFFIX SEAL)

For and in Consideration of the sum of TEN AND NO/100 ---------- ($10.00) ---------- DOLLARS cash in hand paid, receipt of which is hereby acknowledged, and other good and valuable consideration, together with the assumption of a deed of trust of record in Book 5310, page 445, said Register's Office, payable to Home Federal Savings & Loan Association of Nashville, in the original principal amount of $64,000.00,

FRANK C. BATSON AND WIFE, JUDY W. BATSON

have bargained and sold, and by these presents do transfer and convey unto the said RANDE A. LEONARD AND WIFE KATHRYN A. LEONARD AND JOHN W. PEDEN their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of Bluefield Square, Section One, as of record in Book 5200, page 38, said Register's Office, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Frank C. Batson and wife, Judy W. Batson by deed from David H. Parker, Trustee of record in Book 5310, page 443, said Register's Office.

The above described property is conveyed subject to restrictions of record in Book 5276, page 248, and the Plan of record in Book 5200, page 38, said Register's Office.

This is to affirm that Judy W. Batson and Judy Viann Batson are one in the same person.

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40 07/03 240.24- CHECK

WD-2

unimproved ( )
This is improved ( ) property, known as _____
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said RANDE A. LEONARD AND WIFE KATHRYN A. LEONARD AND JOHN W. PEDEN their heirs and assigns, forever.

And we do covenant with the said RANDE A. LEONARD AND WIFE KATHRYN A. LEONARD AND JOHN W. PEDEN 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, except for the lien of the deed of trust of record in Book 5310, page 445, said Register's Office.

And FRANK C. BATSON AND WIFE, JUDY W. BATSON, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said RANDE A. LEONARD AND WIFE KATHRYN A. LEONARD ~~JOHN W. PEDEN, their~~ heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 29th day of June, 19 79

Frank C. Batson
FRANK C. BATSON

Judy Viann Batson by Frank C. Batson
JUDY VIANN BATSON, BY FRANK C. BATSON
Atty-in-Fact ATTY. IN FACT

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 FRANK C. BATSON, the bargainor S., 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 Nashville, Tennessee, Tennessee, this 29th day of June, 19 79.

Cynthia R. Farrar, Notary Public.

Commission expires: 1-15-83

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appreared before me, the undersigned, a Notary Public in and for said County and State, the within named Frank C. Batson with whom I am personally acquinted, and who acknowledged that he executed the within instrument on behalf of Judy Viann Batson as her Attorney-in-Fact as the free act and deed of the within name Judy Viann Batson.

Witness my hand and official seal at Nashville, Tennessee, the 29th day of June, 1979.

Cynthia R. Farrar
NOTARY PUBLIC

My Commission Expires: 1-15-83

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			89500.00- CO	
			233.74 CO TX	
			.50 PRFEL	
			6.00 WDEED	
			CHECK 240.24-	
4018A07/03/79			BAL .0	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 3 8 1 7 3

IDENTIF. REFERENCE

JUL 3 3 58 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 694820