This Form furnished by Attorneys Title Company, Inc.

File Box 8

Form No. WD-3

FROM

I. R. Schulman, Trustee

TO

Frank Edward Boyce et ux

For draftsman's use

BOOK 5713 PAGE 365

This instrument prepared by
SCHULMAN, PRIDE & [illegible]
P. O. BOX 2707
NASHVILLE, TENN. 37213

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frank Edward Boyce et ux (NAME)	Leader Federal Savings & Loan Assn. (NAME)	Map 128-9
7424 Hallows Drive (STREET ADDRESS OR ROUTE NUMBER)	158 Madison Avenue (STREET ADDRESS)	Par 51
Nashville, Tenn. 37221 (CITY) (STATE) (P. O. ZIP)	Memphis, Tn. 38103 (CITY) (STATE) (ZIP)	9D-7617

(FOR REGISTER'S USE)

IDENTIF. REFERENCE

FEB 23 4 02 PM '81

FELIX Z. HAWKINS II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 105,000.00 x Frank Edward Boyce
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 23rd DAY OF Feb. 19 81.

Notary Public

MY COMMISSION EXPIRES: 11-13-84

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

G 30355

For and in Consideration of the sum of TEN AND NO/100 ($10.00)---------- DOLLARS

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, I. R. SCHULMAN, TRUSTEE,

have bargained and sold, and by these presents do transfer and convey unto the said FRANK EDWARD BOYCE and wife, ANNE G. BOYCE, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 29 on the Plan of Dunaway Woods, Section One, of record in Book 5200, page 132, Register's Office for Davidson County, Tennessee.

CHECK 02/23 282.50-

1176

Form No. WD3a

BOOK 5713 PAGE 366

Said Lot No. 29 fronts 172.0 feet on the easterly side of Hallows Drive and runs back 198.24 feet on the northerly line and 227.49 feet on the southerly line to a broken dead line in the rear on which it measures 239.85 feet.

Being part of the property conveyed to I. R. Schulman, Trustee, with full power, by deed from Annie Frost Horn, a widow, of record in Book 4589, page 108, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 5393, page 651, Register's Office for Davidson County, Tennessee; owner's certificate, a 60-foot minimum building setback line from Hallows Drive, a 10-foot easement for public utility and drainage purposes along the rear line of said lot and 2.5 x 25 foot utility anchor easements located on the southeast and northwest corners of said lot as shown on plan of record in Book 5200, page 132, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 7424 (House Number) Hallows Drive (Street), Nashville (P. O. Address: City or Town), Tennessee 37221 (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 FRANK EDWARD BOYCE and wife, ANNE G. BOYCE, their heirs and assigns, forever.

And I do covenant with the said Frank Edward Boyce and wife, Anne G. Boyce, that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, except as hereinabove set forth, and taxes for the year 1981; subject to which this conveyance is executed.

And I, I. R. Schulman, Trustee, do further covenant and bind myself, my successors, heirs and representatives, to warrant and forever defend the title to the said land to the said Frank Edward Boyce and wife, Anne G. Boyce, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 23rd day of February, 1981, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

I. R. Schulman, Trustee

I. R. Schulman, Trustee

Form No. WD3b

BOOK 5713 PAGE 367

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, Annie D. Smith, a Notary Public in and for said County and State, the within named I. R. Schulman, Trustee,

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 Nashville, Tennessee, this 23rd day of February, 19 81

Annie D Smith, Notary Public

Commission Expires 6-2-81

STATE OF
County of

Personally appeared before me, , a Notary Public in and for said County and State, the within named

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

Witness my hand and official seal at , this day of , 19 .

, Notary Public

Commission Expires

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

Return to Box 8
WILKINS, ADAMS & SPICER, ATTY.
FIDELITY FEDERAL BLDG.
401 UNION STREET
NASHVILLE, TENNESSEE 37219

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

BOOK 5713 PAGE 368

RECEIVED OF _____

FOR _____

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
			105000.00- CO	
			273.00 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	282.50-
1176A02/23/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 3035

IDENTIF. REFERENCE

FEB 23 4 02 PM

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 808018