Prepared by:
Gail Pigg, Attorney
One Commerce Place
Nashville, Tn 37239

return ⇒ CHICAGO TITLE INSURANCE
FIRST AMERICAN
DEADRICK STREET 243144
NASHVILLE, TENNESSEE 37238

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William Gary Manning and wife, Suzanne S. Manning	Leader Federal Savings & Loan Association	146-15
(NAME:) 5173 Regent Drive	P.O. Box 3410 (NAME)	#20
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Memphis, Tennessee 38103	6D,U-33145
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100---------- *Dollars,*

and other good and valuable consideration, the receipt of which is hereby acknowledged, we, the undersigned

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Thomas P. Frensley, Executor of the estate of Etta Lee Frensley

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

William Gary Manning and wife, Suzanne S. Manning

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 248 on the Plan of Haileywood Estates, Section 8-C, as of record in Book 3106, page 78, Register's Office for said County.

Said Lot No. 248 fronts 97 feet on the westerly side of Regent Drive and extends back 269.9 feet on the northerly line and 265.7 feet on the southerly line, to the easterly right of way line of L & N Railroad, on which it measures 97 feet.

Being the same property conveyed to George T. Frensley and wife, Etta Lee Frensley by deed from A. D. Hewlett and wife, of record in Book 3822, page 602, said Register's Office, the said George T. Frensley and Etta Lee Frensley having since died, with George T. Frensley having pre-deceased Etta Lee Frensley and Etta Lee Frensley having directed sale of the property by Will of Record in Book 142, page 400, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 68,000.00

Subscribed and sworn to before me, this the 11th day of August, 19 83

Affiant

My commission expires: 1/20/85 (Affix Seal)

Notary Public

This is unimproved ( ) property, known as 5173 Regent Drive, Nashville, Tennessee
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever, we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered. except for 1983 taxes; Plan in Bk.3106,P.78; Restrictive covenants in Bk.3339,P.54.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 11th *day of* August, *19* 83 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Thomas P. Frensley

Thomas P. Frensley, Executor of the estate of Etta Lee Frensley

08/18 1983

679

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *a Notary Public in and for said County and State,* Thomas P. Frensley, Executor of the estate of Etta Lee Frensley

the within named 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* 11th *day of* August, *19* 83

Notary Public

Commission expires 1/20/85

GAIL PIGG NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 .....

H 67890

IDENTIF. REFERENCE

AUG 10 10 09 AM '83

FELIX Z. WILKES
REGISTER
DAVIDSON COUNTY, TN.

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WARRANTY DEED

FROM
Thomas P. Frensley

TO
William Gary Manning and wife, Suzanne S. Manning

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

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

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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
			68000.00- CO	
			176.80 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 183.30-	
0679A	08/18/83		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 6 7 8 9 0

IDENTIF. REFERENCE

AUG 18 10 09 AM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 972171