OFFICIAL RECEIPT

FORM NO. WD-1

[illegible] TITLE INSURANCE CO.
[illegible] AMERICAN CENTER
DEADRICK STREET
NASHVILLE, TENNESSEE 37238

244270

BOOK 6180 PAGE 825

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $53,500.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 18th DAY OF November 19 83

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Walt, Dyer and James, Attys. Suite C-301 2002 Richard Jones Rd. Nash., Tn 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lawrence A. Simons (NAME)	Leader Federal Savings & Loan Assoc. (NAME)	103-4
4504 Idaho Avenue (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2926 (STREET ADDRESS)	9
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	Memphis, Tn 38103 (CITY) (STATE) (ZIP)	25W-01910

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Nancy E. Ledbetter, Unmarried
Rebecca G. Bowman, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lawrence A. Simons et ux, Genevieve F. Simons

HEREINAFTER CALLED THE GRANTEES, 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. 405, Block 21 on the plan of Charlotte Park Company's First Addition, of record in Book 57, page 103, Register's Office for said County.

Said Lot No. 405 fronts 50 feet on the northerly margin of Fifth Avenue, now known as Idaho Avenue, and extends back between parallel lines 150 feet to an alley.

Being the same property conveyed to Nancy E. Ledbetter and Rebecca G. Bowman, by deed from Willard Wright Boyles, Sr. and wife, Mabel W. Boyles, of record in Book 5994, page 338, said Register's Office of Davidson County.

CHECK H88040

IDENTIF. REFERENCE

Nov 23 9 23 AM '83

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved ( ) property, known as 4504 Idaho Avenue Nashville, TN 37209
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 15 day of November, 19 83

Nancy E. Ledbetter

Rebecca G. Bowman

Nancy E. Ledbetter

Rebecca G. Bowman

11-15-83 4608

OFFICIAL RECEIPT
FELIX Z. WILSON, II

STATE OF TENNESSEE
Davidson County

BOOK 6180 PAGE 826

Personally appeared before me, The Undersigned, a Notary Public in and for said County and State, the within named Nancy E. Ledbetter and Rebecca G. Bowman (Both are unmarried)

the bargainor__s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 18th day of November, 1983

Commission expires 4-24-87

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

TO

PREPARED BY:

WALT, DYER & JAMES, Attorneys
Suite C-301
2002 Richard Jones Road
Nashville, TN 37215
Phone: (615) 297-0925

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6180 PAGE 827

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
			53500.00- CAMT.	
			139.10 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 145.60-	
			4608A11/23/83 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H88040

T
IDENTIF. REFERENCE

NOV 23 9 23 AM '83

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

No.995362