#3201

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
254 Highlands Building
Brentwood, Tennessee 37027

BOOK 6293 PAGE 839

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
MR. RICHARD ALAN LEEMIS (NAME)	FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF TULLAHOMA, TENNESSEE (NAME)	116-3B
4505 Harding Road #143 (STREET ADDRESS OR ROUTE NUMBER)	308 North Jackson Street (STREET ADDRESS)	Parcel 143
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Tullahoma, Tennessee 37388 (CITY) (STATE) (ZIP)	FB# 7DA-78089

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, ROBERT P. SCHERER, JR., a single man

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RICHARD ALAN LEEMIS, ARTHUR LEEMIS and IVAH LEEMIS, joint tenants with right of survivorship

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 Unit No. 143 on the Plan of Royal Oaks Apartments, a condominium as of record in Plat Book 5200, page 45, Register's Office for said County, to which plan reference is made for a more complete description, together with an undivided interest in common elements of 4505 Harding Road Homeowner's Association. Said Unit also known as Apartment No. 143.

Being the same property conveyed to Robert P. Scherer, Jr. by deed from Thomas C. Knutson and wife, Mary Knutson of record in Book 6101, page 181, said Register's Office.

This conveyance is made subject to: (1) 1984 Taxes, which have been prorated and assumed by the Buyers; (2) Master Deed of record in Book 5282, page 972; (3) Articles of Incorporation of record in Book 5282, page 501; (4) Easements in Book 5144, page 244; Book 4744, page 370; Book 4978, page 524; Book 3165, page 607; Book 3347, page 188; Book 4668, page 986; Book 4660, page 59; Book 4835, page 964; and (5) All matters appearing on the Plan of record in Plat Book 5200, page 45, said Register's Office.

I 2 2 6 9 4

IDENTIF. REFERENCE

MAY 17 11 09 AM '84

FELIX A. ... REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 4505 HARDING ROAD # 143 NASHVILLE, TENNESSEE 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 10th day of May, 19 84.

BY: Robert P. Scherer, Jr. by Richard G. Crowley

ROBERT P. SCHERER, JR., Attorney-in-Fact for the said Robert P. Scherer, Jr. by Power of Attorney recorded simultaneously herewith ~~in Davidson County, Tennessee~~

STATE OF TENNESSEE
COUNTY OF _____

BOOK 3293 PAGE 840

Personally appeared before me, the undersigned, 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____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, 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 as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____.

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 10th day of May, 1984, before me personally appeared Richard S. Chambers, to me known or proven to me on the basis of satisfactory evidence, to be the person who executed the foregoing instrument in behalf of Robert P. Scherer, Jr., and acknowledged that he executed the same as the free act of the said Robert P. Scherer, Jr.

Witness my hand and official seal, at office in Nashville, Tennessee, this 10th day of May, 1984.

My commission expires: 1/20/85

NOTARY PUBLIC

GEORGE E. MUDER, JR. NOTARY PUBLIC AT LARGE TENNESSEE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 77,000.00

Richard Alan Leemis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF May, 19 84

MY COMMISSION EXPIRES: 1/20/85
(AFFIX SEAL)

Notary Public

GEORGE E. MUDER, JR. NOTARY PUBLIC AT LARGE TENNESSEE

7278 05/17 23:75- CHECK

WARRANTY DEED

FROM
ROBERT P. SCHERER, JR.

TO
RICHARD ALAN LEEMIS,
ARTHUR LEEMIS and wife,
IVAH LEEMIS

RETURN TO:
First Title & Escrow Company, Inc.
P.O. Box 926
256 Highland Building
BRENTWOOD, TENNESSEE 37027-0926

File Box 38

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6293 PAGE 841

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
			77000.00- CAMT.	
			200.20 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	206.70-
			72/0805/17/84 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1226 64

IDENTIF. REFERENCE

MAY 17 11 09 AM 84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No.0036773