THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys Box 8
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Auvergne d'Antignac	Leader Federal Savings & Loan	86-7
208 Retreat Court West	Association	57
Hermitage, TN. 37076	P.O. Box 2926	4D 1192
	Memphis, TN. 38101-2926	

WARRANTY DEED

BOOK 6622 PAGE 600

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Sunbelt Real Estate Investments hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Auvergne d'Antignac, unmarried hereinafter called the Grantee, Grantee's 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. 41 on the plan of Phase I, Section Two, Jackson's Retreat, of record in Book 5200, pages 334 and 335, and amended in Book 5972, page 96, both in Register's Office for said County.

SAID Lot No. 41 fronts 34.48 feet on the northeasterly margin of the cul-de-sac at the terminus of Retreat Ct. West and extends back 227.62 feet on the westerly line and 173.92 feet on the southeasterly line to a dead line in the rear, measuring 207.0 feet thereon.

BEING the same property conveyed to Sunbelt Real Estate Investments, Inc., by deed from Samuel J. Pierce, Jr., Secretary of Housing and Urban Development of Washington, D.C., of record in Book 6537, page 786, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 5741, page 360, said Register's Office, and to the matters set forth in the above referenced plan of record.

This is (un)improved property, known as 208 Retreat Court West, Hermitage, TN. 37076.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 2nd day of August, 1985.

Sunbelt Real Estate Investments
By: David L. Ramsey III
David L. Ramsey, III, President

STATE OF TENNESSEE
COUNTY OF _____

On this _____ day of _____, 19___, before me personally appeared _____, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that _he_ executed the same as _____ free act and deed.

My Commission Expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 6622 PAGE 601

Before me, the undersigned, of the State and County aforesaid, personally appeared David L. Ramsey, III, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President (or other officer authorized to execute the instrument) of the Sunbelt Real Estate Investments, the within named bargainor, a corporation, and that he as such President, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President. Witness my hand and official seal, at office in Nashville, Tennessee, this 2nd day of August, 19 85.

My Commission Expires: Nov 1, 1987

Christy Wilkins Ivey
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 67,900.00.

Affiant

Subscribed and sworn to before me, this the 2nd day of August, 1985.

My Commission Expires: Nov 1, 1987

Christy Wilkins Ivey
Notary Public

$345.00 - 5.00 - CHECK

WARRANTY DEED

from:
Sunbelt Real Estate Investments

to:
Auvergne d'Antignac, unmarried

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY

Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

IDENTIFICATION REFERENCE

AUG 5 | 22 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

2.6.1.0.1.

OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 6622 PAGE 602

FOR _____

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

67900.00- CONT.
176.54 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 193.04-
4349A08/05/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2:61:01 IDENTIFICATION REFERENCE
AUG 5 1 22 PM 85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 160387