BOOK 6677 PAGE 673

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $165,000.00

William F. Shear
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF October, 19 85.

Notary Public

MY COMMISSION EXPIRES: 4-22-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Walt, Dyer & James, Attys, Suite C-300 2002 Richard Jones Rd. Nash., TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William F. Shear (NAME)	Leader Federal Savings & Loan Assoc. (NAME)	
3717 Auburn Lane (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2926 (STREET ADDRESS)	116-8G-219
Nashville, TN 37205 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38103 (CITY) (STATE) (ZIP)	

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, Jennifer Sue Swain, unmarried and Melvy P. Swain, unmarried as joint tenants with right of survivorship.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William F. Shear et ux, Lanna J. Shear

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:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 7 on the plan of (Revised) Chestnut Hill Condominiums (Sugartree Phase #V), of record in Book 5200, page 171, Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to Jennifer Sue Swain, unmarried and Melvy P. Swain, unmarried by deed from Steve Franklin, and wife, Beth Dortch Franklin of record in Book 6086, page 927, said Register's Office.

43042

IDENTIFICATION REFERENCE

OCT 8 2 39 PM '85

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved ( ) property, known as 3717 Auburn Lane Nashville, TN 37215
(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 hand s this 3rd day of October, 19 85

Jennifer Sue Swain
Jennifer Sue Swain, unmarried

Melvy P. Swain
Melvy P. Swain, unmarried

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STATE OF TENNESSEE
~~Davidson~~ Wilson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jennifer Sue Swain, unmarried and Melvy P. Swain, 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~~ Mt. Juliet, Tennessee, this 30 day of September 19 88

Commission expires 6-12-89

Marilyn Sutherland
Notary Public

MARILYN SUTHERLAND NOTARY PUBLIC AT LARGE

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 _____ BOOK 6677 PAGE 675

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

165000.00- CAMT.
429.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 435.50-
4810A10/08/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

43042

IDENTIFICATION REFERENCE

Oct 8 2 39 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 180337