FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ Williamson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 160,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF October, 19 85

Notary Public

MY COMMISSION EXPIRES: 1-10-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
N. Eddie Montgomery, 215 Centerview Drive, Suite 150, Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Grandview Associates, a partnership (NAME)	Leader Federal Savings and Loan Association (NAME)	117-16
200 4th Avenue North Suite /218 (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2926 (STREET ADDRESS)	130
Nashville, TN. 37219 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38101-2926 (CITY) (STATE) (ZIP)	16DA-07000

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, Ronald E. Pierce

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert L. Baker, Trustee with full power to sell, assign & encumber without the joinder of any beneficiary.

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 the 7th Civil District of Davidson County, Tennessee, being Lots Nos. 6 and 7 and part of Lot 8 of Block "N" on the Map of Maplehurst, of record in Book 843, pages 22 and 23, Register's Office for said County.

Said Lots front together 100.00 feet on the southern margin of Grandview Drive and runs back between lines which measure a total of 225.00 feet on the east lot line and 200.00 feet on the west lot line to a line in the rear on which it measures 125.00 feet thereon.

Being the same property conveyed to Ronald E. Pierce, unmarried by deed from Margaret Morgan Faulkner, widow and Mary Ellen Faulkner Geis Brierly, et vir, Robert Brierly of record in Book 6257, Page 427, Register's Office, Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

Karl S. Davidson executed this instrument on behalf of Ronald E. Pierce pursuant to a Power of Attorney which is being placed of record currently herewith.

Grantees herein agree to assume an indebtedness evidenced by Deed of Trust of record in Book 6257, page 418, Register's Office for Davidson County, Tennessee in the original principal amount of $100,000.00.

This is unimproved ( ) improved (X) property, known as 1219 Grandview Drive, 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 my hand this 17th day of October, 19 85

Ronald E. Pierce by Karl S. Davidson, Attorney in Fact

Ronald E. Pierce

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, 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 _____, Tennessee, this _____ day of _____ 19____.

Commission expires _____ _____
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

4 7 6 2 3
IDENTIFICATION REFERENCE
Oct 25 10 45 AM '85
FELIX Z. WILSON
REGISTER
DAVIDSON COUNTY

WARRANTY DEED

FROM
Ronald E. Pierce

TO
Grandview Associates, a partnership

PREPARED BY:
N. EDDIE MONTGOMERY, ATTORNEY
SUITE 140 - 7003 CHADWICK DR.
BRENTWOOD, TN 37027

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Karl S. Davidson, with whom I am personally acquainted, and who acknowledged that he executed the within instrument on behalf of Ronald E. Pierce as Attorney in Fact as the free act and deed of the within named Karl S. Davidson.

Witness my hand and official seal at Brentwood, Tennessee, this 17th day of October, 1985.

Notary Public

My Commission Expires: 1-20-89

OFFICIAL RECEIPT

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

RECEIVED OF _____

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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

160[illegible]0- [illegible]
416.00 [illegible]
.50 [illegible]
6.00 [illegible]
CHECK [illegible]

0317A10/25/85 BAL [illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

47628

IDENTIFICATION REFERENCE

OCT 25 10 43 AM '85

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 185694