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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 119,200.00

x Cynthia P. Crook
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8 DAY OF JAN 1986.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

Return

THIS INSTRUMENT WAS PREPARED BY
Walt, Dyer & 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
William G. Crook	Leader Federal Mortgage, Inc.	
Woodmont Blvd.	(NAME)	
Unit 256 Westchase	P.O. Box 2926	116-3-F
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37205	Memphis, Tn 38103	54
(CITY) (STATE) (P. O. ZIP)	(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, Leader Enterprises, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William G. Crook et ux, Betsy Noe Crook and Cynthia P. Crook

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:

Being land in Davidson County Tennessee, being more particularly described as follows:

Being Unit 256 on the Plan of Westchase Condominiums, Phase II as of record in Book 6250, page 43, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Leader Enterprises, Inc. by deed from Westchase, Joint Venture, a joint venture composed of G.T.S., Inc., and Leader Enterprises, Inc., of record in Book 6539, page 970, said Register's Office for Davidson County, Tennessee.

6852.3

IDENTIFICATION REFERENCE

JAN 14 9 14 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

This is unimproved ( ) improved (√) property, known as Unit 256, Westchase; Woodmont Blvd. Nash., TN 37205
(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 3 day of JAN, 19 86

Leader Enterprises, Inc. By:

STATE OF TENNESSEE
Davidson County

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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, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared James P. McCann and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the Authorized Agent and _____ respectively of the Leader Enterprises, Inc. the within named bargainor, a corporation, and that (he / they) as such Authorized Agent 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 James P. McCann as such Authorized Agent, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville, TN on this the 3 day of JAN, 19 85.

My commission expires 4-14-87

_____
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 _____

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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
			149200.00- CAMT.	
			305.92 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 316.42-	
			549\A01/14786 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 8 5 2 3

IDENTIFICATION REFERENCE

JAN 14 9 14 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 210252