FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON } BOOK 5813 PAGE 718

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $90,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF March, 1986.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Walt, Dyer & James Attys., Suite 130, One Burton Hills Blvd., Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Curtis A. Austin (NAME)	Leader Federal Mortgage, Inc. (NAME)	7DA-44395
2323 Castleman Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 275 (STREET ADDRESS)	131-1-86
Nashville, Tennessee 37215 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38101-0275 (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, James Franklin Solomon and Terri J. Shotwell, heirs at law of Elmer E. Solomon and Thelma T. Solomon

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Curtis A. Austin and Rita C. Simmons, both unmarried

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 Davidson County, Tennessee, being part of Lot No. 10 on the Plan of Russwood Heights, of record in Book 2133, Page 12, said Register's Office, which reference is hereby made for a description of the entire lot, the portion of which is being conveyed herein is described below as follows, to wit: **

BEING part of the same property conveyed to Elmer E. Solomon et ux, Thelma T. Solomon by deed from Tom Summers et ux, Cornelia M. Summers of record in Book 3503, Page 366, Register's Office for Davidson County, Tennessee. the said Elmer E. Solomon and Thelma T. Solomon having since died.
I, V. Anita Solomon, wife of the said James Franklin Solomon, join in this execution of this instrument for the purpose of transferring and conveying all right, title and interest which I may have in said property by virtue of my marriage or otherwise. I, Robert G. Shotwell, Jr. husband of the said Terri J. Shotwell, join in the execution of this instrument for the purpose of transferring and conveying all right, title and interest which I may have in said property by virtue of my marriage or otherwise. A portion of the original lot 10 was conveyed by instrument of record in Book 6405, page 383, said Register's Office.

** The portion of lot 10 begins at the northwest corner of lot 10 as shown on the plat at the corner of the herein described tract where it meets with Castleman Drive; thence with the original lot line along Castleman Drive 63.3 feet to a point; thence with the original lot line, in a general southerly direction 294 feet to a point in the original lot line; thence, leaving the original lot line South 78 deg. 27' 25" East 220.45 feet to a point in the original easterly lot line, thence in a generally northerly direction with the original lot line 254.89 feet, more or less, to a point, being the point of beginning.

unimproved ( ) x
This is improved ( ) property, known as 2323 Castleman Drive, Nashville, Tennessee 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 20th day of March, 19 86

James Franklin Solomon
James Franklin Solomon

V. Anita Solomon
V. Anita Solomon

Terri J. Shotwell
Terri J. Shotwell

Robert G. Shotwell, Jr.
Robert G. Shotwell, Jr.

STATE OF TENNESSEE
Davidson County

BOOK 6813 PAGE 719

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James Franklin Solomon and Terri J. Shotwell, heirs at law of Elmer E. Solomon and Thelma T. Solomon and V. Anita Solomon and Robert G. Shotwell, Jr.

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, Tennessee, this 20th day of March, 1986.

Commission expires 4-19-87

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

WARRANTY DEED

FROM

TO

IDENTIFICATION REFERENCE

Prepared by:
WALT, DYER & JAMES, Attorneys
Suite 130
One Burton Hills Boulevard
Nashville, Tennessee 37215
Phone: (615) 665-1150

MAR 26 2 41 PM '86
FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

86 3 3 8

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6813 PAGE 720

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
			90000.00- CAMT.	
			234.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 240.50-	
6915A03/26/86			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 6 3 3 8

IDENTIFICATION REFERENCE

MAR 26 2 41 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 231145

NASHVILLE BUSINESS FORMS, INC.
615-255-