Address of New Owner:

Leader Federal Savings & Loan Assn.
158 Madison Ave
Memphis, Tn. 38103

Send Tax Bill To:

same

Map 133-11-A

Parcel 4

# T R U S T E E'S  D E E D

THIS INSTRUMENT made and entered into on this 24th day of April, 1986, by and between Leader Enterprises, Inc., Trustee, appointed Trustee by instrument of record in Book 6334, page 663, at the Register's Office for Davidson County, Tennessee, Party of the First Part and Leader Federal Savings and Loan Association Party of the Second Part.

## W I T N E S S E T H

WHEREAS, by Deed of Trust dated July 3, 1984 and of record in Book 6334, page 663 in the Register's Office for Davidson County, Tennessee, Robert D. House, unmarried, conveyed to Leader Enterprises, Inc., Trustee, the hereinafter described real estate to secure to Leader Federal Savings & Loan Association the payment of one note in the amount of $41,800.00 and

WHEREAS, default was made in the payment of said note and the holder thereof having directed the Party of the First Part to sell said property, as provided by said Deed of Trust, the Party of the First Part did, by publication in the Nashville Record, advertise the said property to be sold on this date, and pursuant to said publication, on this date, during the legal hours, the Party of the First Part offered said property for sale at the front door of the court house in Nashville, Davidson County, Tennessee, after receiving competitive bids, sold said property to Leader Federal Savings and Loan Association, at the price of $ 45,537.12 this being the highest, last and best bid.

NOW, THEREFORE, THIS DEED WITNESSETH: THAT FOR AND IN CONSIDERATION of the sum of $45,537.12 cash in hand paid, the receipt of which is hereby acknowledged, the Party of the First Part has this day bargained and sold and does hereby sell, transfer and convey unto Party of the Second Part, its/their successors, heirs and assigns, forever, the following described tracts of land, to wit:

Land in Davidson County, Tennessee, being Unit No. A-4, Canterbury Hall Condominiums, a condominium or horizontal property regime established by Master Deed of record in Book 5440, Page 255, said Register's Office, as amended by Amendment of Master Deed of record in Book 5441, Page 819, said Register's Office, and shown on a plan of record in Book 5200, Page 159, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Robert D. House by deed from Jeanne Barnes Bryant et vir, Stephen M. Bryant of record in Book 6334, page 674, Register's Office for Davidson County.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging, unto Part of the Second Part, its/their successors/heirs and assigns, infee simple, forever, but subject to any real estate taxes or rights of equity of redemption, if any.

AND PARTY OF THE FIRST PART, as TRUSTEE does hereby transfer assign and set over unto Party of the Second Part all of the covenants and warranties contained in the aforesaid deed of trust and does hereby warrant the title as fully as he is authorized to do as trustee but not further or otherwise.

WITNESS MY HAND this the 24th day of April, 1986.

Leader Enterprises, Inc., Trustee
By: James A. Waechter, Authorized Agent

State of Tennessee)
)
COUNTY OF Davidson)

Personally appeared before me, a notary public in and for the State and County aforesaid, the within named James A. Waechter, with whom I am personally acquainted and who upon his oath acknowledged himself to be the duly authorized agent of Leader Enterprises, Inc., Trustee, and that he, as such duly authorized agent of Leader Enterprises, Inc., Trustee, being authorized so to do, executed the forgoing instrument for the purposes therein contained by signing the name of Leader Enterprises, Inc., Trustee by the said James A. Waechter as such duly authorized agent.

Witness my hand and offical seal at Nashville, Tennessee, on this 24th day of April, 1986.

My Commission Expires : 5-8-89

Notary Public

State of Tennessee)
)
County of Davidson)

The actual consideration for this transaction, or its value is $ 45537.12 .

Affiant

Subscribed and sworn to be before me this 24th day of April 1986.

My Commission Expires: 5-8-89

Notary Public

Prepared by:

Walt, Dyer & James, Attys.
Suite 130
One Burton Hills Blvd.
Nashville, TN 37215

Address New Owner As Follows:

Leader Federal
158 MADISON Ave
MEMPHIS, TN 38103

Send Tax Bills To:

Leader Federal
158 Madison Ave.
Memphis, TN. 38103

Map
Parcel

947.03

IDENTIFICATION REFERENCE

APR 25 9 49 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 6838 PAGE 252

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | | |

45537.12- CAMT.
118.30 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 127.80-
6892A04/25/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94703

IDENTIFICATION REFERENCE

APR 25 9 49 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 240888