BOOK 6913 PAGE 975

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 88,500.00

James G. Stephens
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 27th DAY OF June 19 86

Notary Public

MY COMMISSION EXPIRES: 3/6/89
(AFFIX SEAL)

Mail

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 |
|---|---|---|
| Lezette Ballew (NAME) | Leader Federal Mortgage, Inc. (NAME) | 161 21 B |
| 811 General George Patton Drive (STREET ADDRESS OR ROUTE NUMBER) | P.O. Box 275 (STREET ADDRESS) | 811 CO |
| Nashville, TN 37221 (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 G. Stephens and wife, Carol A. Stephens

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lezette Ballew, 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:

A certain condominium apartment in Davidson County, Tennessee, described as follows, to-wit:

UNIT No. 811, together with the Carport designated No. 811-C, in River Plantation, Section Five, Phase One, a Condominium, a Horizontal Property Regime, located on General George Patton Road, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantation, Section Five, Phase One, Condominium Apartments, recorded in Book 5200, Pages 145 & 146, said Register's Office, and described in a Master Deed recorded in Book 5410, Page 248, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to James G. Stephens et ux, Carol A. Stephens by deed from Haury & Smith Contractors, Inc. of record in Book 5580, Page 620, said Register's Office for Davidson County, Tennessee.

19256

IDENTIFICATION REFERENCE

JUL 11 8 43 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

CHECK

This is { unimproved } property, known as 811 General George Patton Drive, Nashville, TN 37221
{ improved }
(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 27th day of June, 19 86

James G. Stephens

Carol A. Stephens

STATE OF TENNESSEE
Davidson County

BOOK 6913 PAGE 976

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James G. Stephens and wife, Carol A. Stephens

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 27th day of June 19 86

Commission expires 3/4/89

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

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

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

RECEIVED OF _____

FOR _____

BOOK 6913 PAGE 977

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | 85500.00- CAPT. | |
| | | | 230.10 CSTAX | |
| | | | .50 PRFE | |
| | | | 6.00 MDED | |
| | | | CHECK | 236.60- |
| 577 | A07/11/86 | | BAL | .00 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

19256

IDENTIFICATION REFERENCE

JUL 11 8 43 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 269174