THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys**
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

BUPS

ADDRESS NEW OWNER:
John G. Williams
Lot 128 Abbottsford
Nashville, TN 37215

MORTGAGEE:
Leader Federal Mortgage, Inc.

P.O. Box 275
Memphis, TN 38101-0275

MAP-PARCEL NUMBERS:
MAP 117-13

BOOK 6925 PAGE 821

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, W. P. Russell, Jr. and wife, Lynne M. Russell hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto John G. Williams and wife, Kay E. Williams hereinafter called the Grantee, Grantee's 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 Lot No. 128 on the plan of Abbottsford Phase One, of record in Book 6250, pages 419, 420 & 421, and amended in Book 6771, page 683 and Book 6800, page 164, Register's Office for said County.

SAID Lot No. 128 fronts 70 feet on the northerly margin of Abbottsford Drive and extends back between parallel lines 92.85 feet to a dead line.

Being part of the same property conveyed to W. P. Russell, Jr. and wife, Lynne M. Russell by deed from Abbott Martin Corporation of record in Book 6651, page 958, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 6478, page 177, and amended in Book 6530, page 242, Book 6537, page 303, said Register's Office, and to the matters in the above referenced plat of record.

23633

IDENTIFICATION REFERENCE

JUL 23 10 43 AM '86

FELIX Z. WILSON, III, REGISTER
DAVIDSON COUNTY, TN

This is (un)improved property, known as Lot 128 Abbottsford, Nashville, TN 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 11th day of July, 1986.

Lynne M. Russell

W. P. Russell, Jr.

STATE OF TENNESSEE
COUNTY OF Davidson

On this 11th day of July, 1986, before me personally appeared W. P. Russell, Jr. and wife, Lynne M. Russell, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as their free act and deed.

NOTARY PUBLIC AT LARGE

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ___self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ___self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 310,000.00.

John G. Williams
Affiant

Subscribed and sworn to before me, this the 11th day of July, 1986.

My Commission Expires: 10-24-88

_____
Notary Public

WARRANTY DEED

from:
W. P. Russell, Jr. and wife, Lynne M. Russell

to:
John G. Williams and wife, Kay E. Williams

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

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

RECEIVED OF _____

FOR _____

BOOK 6925 PAGE 823

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
			3100 [illegible]	
			868.[illegible]	
			.50	
			6.00	
			[illegible]	874.50-

0916A07/23/86 BAL

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2 3 6 3 3.

IDENTIFICATION REFERENCE

JUL 23 10 43 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 274215