BOOK 7022 PAGE 996 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 41,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF October 19 86.

Notary Public

MY COMMISSION EXPIRES: 7-14-87

(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: mortgagor	MAP-PARCEL NUMBERS
Wayne D. Matthews (NAME)	Leader Federal Mortgage, Inc. (NAME)	22N 150 75
1711 18th Avenue South (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 275 (STREET ADDRESS)	104-8G-24 ST
Nashville, Tennessee 37212 (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, Arlington Court, Ltd., aTennessee Limited Partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Wayne D. Matthews, a single person

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 Unit F-4, Arlington Court Condominiums, of record in Book 6806, Page 65, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

BEING a part of the same property conveyed to Arlington Court Ltd., a Tennessee Limited Partnership by deed from John R. Oakley et ux, Arlene Oakley of record in Book 5956, Page 317, said Register's Office for Davidson County, Tennessee.

57468

IDENTIFICATION REFERENCE

Oct 29 8 34 AM '86

HELEN C. WELLS CLERK & REGISTER DAVIDSON COUNTY, TN

This is unimproved (X) improved ( ) property, known as 1711 18th Avenue South, Nashville, Tennessee 37212
(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 27th day of October, 19 86

Arlington Court, Ltd., a Tennessee Limited Partnership
By: Bill R. Wills, General Partner
BY: Laurence M. Papel, Attorney-in-Fact

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 _____ and _____ with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the _____ and _____ respectively of the Arlington Court, Ltd., aTennessee Limited Partnership the within named bargainor, a corporation, and that (he) 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 Nashville on this the 27th day of October, 1986.

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for said County and State, aforesaid personally appeared Laurence M. Papel, to me known to be the person who executed the foregoing instrument in behalf of Bill R. Wills, a general partner of Arlington Court, Ltd., a Tennessee Limited Partnership, and acknowledged that he executed the foregoing instrument for the purposes therein contained by signing the name of the partnership as the free act and deed of said Bill R. Wills, a general partner of Arlington Court, Ltd., a Tennessee Limited Partnership. Witness my hand and official seal at Nashville, Tennessee, this 27th day of October, 1986.

My Commission Expires: 4-14-87

_____
Notary Public

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
			41503.00- CAMT.	
			116.20 CSTAX	
			.50 PRFE	
			6.00 TDEED	
		VS	6.00- TDEED	
			6.00 WDEED	
			CHECK 122.70-	
			9453A10/29/86 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

57468

IDENTIFICATION REFERENCE

Oct 29 8 34 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 05577

Void

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