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FORM NO. WD-1 REV. 10-86

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,000.00

Michael E. Childers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF January, 19 87

Notary Public

MY COMMISSION EXPIRES: 11-12-87

(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:	MORTGAGEE:	MAP-PARCEL NUMBERS
Michael E. Childers (NAME)	Leader Federal Savings and Loan Association (NAME)	
S-404, 925 Todd Preis Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2926 (STREET ADDRESS)	142-05C/56
Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP)	Memphis, Tn. 38101-2926 (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, Mary L. Pickard, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael E. Childers and wife, Paula K. Childers

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 No. S-404 on the Plan of Phase One, Section Four, River Plantation Condominium Apartments together with the carport designated as No. S-404-C as of record in Plat Book 4675, Page 127, and Book 4860, Pages 17,18 & 19 amended in Book 4860, Pages 107,108 & 109, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Mary L. Pickard by deed from Dan B. Cundiff et ux, Deborah W. Cundiff of record in Book 6647, Page 631, said Register's Office for Davidson County, Tenniessee.

87826

IDENTIFICATION REFERENCE

JAN 28 12 53 PM '87

FELIX P. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as S-404, 925 Todd Preis Drive, Nashville, Tennessee 37221
(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 23rd day of January, 19 87

Mary L. Pickard
Mary L. Pickard

STATE OF ~~TENNESSEE~~ FLORIDA
~~Davidson~~ County
ORANGE

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary L. Pickard, a single person

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville ~~Tennessee~~ Orlando Florida, this 23rd day of January 19 87

NOTARY PUBLIC STATE OF FLORIDA
MY COMMISSION EXP. OCT. 2, 1988
BONDED THRU GENERAL INS. UND.

Commission expires

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

STATE OF TENNESSEE
Davidson County

On this _____ day of _____, 19____, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of

_____

and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this _____ day of _____, 19____.

_____
Notary Public

My commission expires:

_____

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

[illegible]0- CANT.
249.00 CSTAX
.50 PRFEE
6.00 WDC 2
CHECK 255.70-
384[illegible]/23/87 CAL .0.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 7 8 2 6

IDENTIFICATION REFERENCE

JAN 28 12 53 PM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No39347