THIS IS A CORRECTORY INSTRUMENT OF DEED OF RECORD IN BOOK 6521, PAGE 128, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BOOK 7148 PAGE 604 BOX 10 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 26th DAY OF February, 1987

Notary Public

MY COMMISSION EXPIRES 10-8-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
236 Fourth Avenue North Suite 200 Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS	Send Tax Bills To/Mortgagee Is:	MAP PARCEL NUMBERS
Edward H. Britton et ux (NAME)	Leader Federal Savings & Loan Assn. (NAME)	2DU 23330
4541 Xavier Drive (STREET ADDRESS OR ROUTE NUMBER)	158 Madison Avenue (STREET ADDRESS)	148-8-108
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38103 (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 Timothy P. Biernacki and wife, Lori J. Biernacki

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edward H. Britton and wife, Laurie J. Britton

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 Lot No. 111 on the plan of Section Two, Oakwood Terrace, of record in Book 4460, pages 118 and 119, Register's Office for said County.

Said Lot No. 111, which is a corner lot, fronts 76.23 feet on the southerly margin of Xavier Drive and fronts 65.88 feet on the westerly margin of Hawaiian View, said frontages being joined by a curve having a length of 35.27 feet, and extends back 111.6 feet on the westerly line and 132.23 feet on the broken southerly line to a point of intersection.

Being the same property conveyed to Timothy P. Biernacki and wife, Lori J. Biernacki by deed from Floyd P. Bamfield, Jr. and wife, Karen M. Bamfield of record in Book 5880, page 428, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 4650, page 995; Book 4689, page 376, said Register's Office, and to the matters set forth in the above referenced plan of record.

9.7.8.1.9

IDENTIFICATION REFERENCE

FEB 26 2 35 PM '87 FELIX Z. ZOLLICOFFER REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 4541 Xavier Drive (House Number) (Street) Antioch, TN 37013 (P. O. Address) (City or Town)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the 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 23rd day of February, 1987

Timothy P. Biernacki

Lori J. Biernacki

3576

INDIVIDUAL ACKNOWLEDGEMENT

BOOK 7148 PAGE 605

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, Timothy P. Biernacki and wife, Lori J. Biernacki

the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this 23d day of February, 19 87

Astrid Shumate
NOTARY PUBLIC

My commission expires:
4-17-87

CORPORATE ACKNOWLEDGEMENT

State of
County of

Before me, 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 himself to be President (or other officer authorized to execute the instrument) of the, the within named bargainor, a corporation, and that he as such, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as

WITNESS my hand and seal, at office in
this day of, 19.

NOTARY PUBLIC

My commission expires:

WARRANTY DEED

FROM

Timothy P. Biernacki and wife,

Lori J. Biernacki

TO

Edward H. Britton and wife,

Laurie J. Britton

PATRICIA SPICER CARDEN
Attorney At Law
236 Fourth Avenue North
Suite 200
Nashville, Tennessee 37219