Prepared by: Blake Freeman, Atty. P. O. Box 1368, Madison, TN 37116

BOOK 7212 PAGE 431

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Howard E. Demerich, et ux (NAME)	Carteret Savings Bank (NAME)	43-6-168
501 Fedders Drive (STREET ADDRESS OR ROUTE NUMBER)	240 Cedar Knoll Rd. (STREET ADDRESS)	
Madison, TN 37115 (CITY) (STATE) (ZIP)	Cedar Knoll, NJ 07927 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------

----------$10.00---------- Dollars,

cash in hand paid by the grantees hereinafter named, and other good and valuable consideration, receipt of which is hereby acknowledged, including the assumption of the mortgage of record in Book 5442, page 401, Register's Office for Davidson County, Tennessee, securing Lomas & Nettleton Company for the original sum of $52,600.00.

DEBORAH LEEPER, a single person

have this day bargained and sold, and do hereby transfer and convey unto the said HOWARD E. DEMERICH AND WIFE, MAMIE C. DEMERICH

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows

Land in Davidson County, Tennessee, being Lot 24 on the Plan of Madison Park Section 3, of record in Book 3500, pg. 104, Register's Office for Davidson County, Tennessee as follows:
Beginning at a point in the northerly margin of Fedders Drive, said point being the common corner of Lots 24 and 25; thence with the line between said two lots northwardly 98.54 ft. to a point; thence westwardly 102.45 ft. to the easterly margin of Becklea Drive; thence with the easterly margin of Becklea Drive, southwardly 76 ft. to the beginning of a curve; thence around said curve which has a radius of 25 feet to the left 39.27 ft. to the northerly margin of Fedders Drive; thence with the northerly margin of said Fedders Drive, eastwardly 83.58 feet to the point of beginning.

Being the same property conveyed to Deborah Leeper by quitclaim deed from Charles R. Leeper and wife, Beverly Joann Leeper of record in Book 6323, page 889, Register's Office for Davidson County, TN.

18027

RECEIVED FOR RECORD APR 23 9 16 AM '87 DAVIDSON COUNTY TN

RUSH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 69,268.19

Subscribed and sworn to before me this the 22 day of April 19 87

My commission expires 3-8-89 (Affix Seal)

Affiant

Notary Public

This is improved (X) unimproved ( ) property, known as 501 Fedders Drive, Madison, TN 37115 (House Number) (Street) P O Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except mortgage of record in Bk. 5442, pg. 401, and current year taxes.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons

Whenever 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 hands this 22nd day of April 19 87, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date

Deborah Leeper

DEBORAH LEEPER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Deborah Leeper

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

Witness my hand and official seal at Madison, *Tennessee, this* 22nd *day of* March, 19 87

Commission expires 3-8-89 _____ *Notary Public*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public 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* _____ *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* _____ *self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*__

_____ *Notary Public*

Commission expires

WARRANTY DEED

FROM

TO

Compliments of
Madison Title Company
P.O. Box 1368
333 Gallatin Road
Madison, TN 37116
(615) 868-2710

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

69260.16- CAMT.
194.04 CSTAX
.50 PRFE
6.00 WDFE
CHECK 200.54-
81 4 04/23/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1802.1

IDENTIFICATION REFERENCE

APR 23 9 16 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 72864