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FORM NO. WD-1 REV. 10-86

PREPARED BY & RETURN TO:
WALT, DYER & JAMES, ATTYS.
ONE BURTON HILLS BLVD, SUITE 130
NASHVILLE, TN 37215

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 119,145.00

Rosalie A. Avent
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 11-12-89
(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:	MAP-PARCEL NUMBERS
Rosalie A. Avent (NAME)	Leader Federal Savings and Loan Association (NAME)	
230 Glenstone Circle (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2926 (STREET ADDRESS)	171-99
Brentwood, Tennessee 37027 (CITY) (STATE) (P. O. ZIP)	Memphis, Tn. 38101-2926 (CITY) (STATE) (ZIP)	PARCEL 78

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, Radnor Homes, Inc., a Tennessee corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rosalie A. Avent, 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 No. 78 on the Plan of Phase 3B, Brentwood Villa Condominiums, according to the Master Deed of record in Book 6923, Page 943, as amended in Book 7101, Page 730, and re-recorded in Book 7143, Page 18, as amended in Book 7266, Page 84, in the Register's Office for Davidson County, Tennessee, and Plan in Book 6900, Page 329, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Radnor Homes, Inc. by Quitclaim Deed from James A. Waechter, Trustee, of record in Book 7343, Page 855, Register's Office for Davidson County, Tennessee.

62213

IDENTIFICATION REFERENCE

SEP 3 9 33 AM '87

DAVIDSON COUNTY, TN

unimproved (X)
This is improved ( ) property, known as 230 Glenstone Circle, Brentwood, Tennessee 37027
(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 26th day of August, 19 87

Radnor Homes, Inc.
By: Richard A. Reed
Richard A. Reed, Vice President

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 Richard A. Reed and _____ with whom I am personally acquainted and who upon (his oath) ~~(their several oaths)~~ acknowledged (himself) ~~(themselves)~~ to be the Vice President and _____ respectively of the Radnor Homes, Inc., a Tennessee corporation the within named bargainor, a corporation, and that (he) ~~(they)~~ as such Vice President 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 Richard A. Reed as such Vice President, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville on this the 26th day of August, 19 87

My commission expires 01-09-91

_____
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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

119145.00- CAMT.
333.49 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 339.99-
905BA09/03/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

62213

IDENTIFICATION REFERENCE

SEP 3 9 38 AM '87

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 12815