File Box 6 cai

WARRANTY DEED

BOOK 7372 PAGE 402

THIS INSTRUMENT PREPARED BY:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William D. Castleman, P.C. 101 Cumberland Ave. Suite 100 Madison, TN. 37115	Famco Mortgage Services Corp. (NAME) P.O. Box 18506 (STREET ADDRESS) Greensboro, N.C. 27419 (CITY) (STATE) (ZIP)	MAP 115-2 PARCEL 112

THIS INDENTURE, made and entered into this 27th day of July 19 87, by and between

Lance Marlin Leitner and Suzanne Tisue Leitner, husband and wife, party of the first part, and

Bynum E. Tudor III, a single person party of the second part,

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in Nashville County of Davidson State of Tennessee,

Lot 140, Crestmeade, Section 3, Recorded Book 2331, Page 150, County of Davidson Nashville, TN.

Being the same property conveyed to Lance M. Leitner and wife, Suzanne T. Leitner, by deed of record in Book 6785, page 755, Register's Office for Davidson County, Tennessee.

Property Address: 716 Clematis Drive, Nashville, TN 37205

LANCE T. LEITNER AND LANCE MARLIN LEITNER being one and the same person; and SUZANNE T. LEITNER AND SUZANNE TISUE LEITNER being one and the same person.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby convenant with the said party of the second part that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered,

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

Lance M Leitner
Lance Marlin Leitner

Suzanne T. Leitner
Suzanne Tisue Leitner

STATE OF TENNESSEE, COUNTY OF ~~SHELBY~~ DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared LANCE M. LEITNER AND SUZANNE T. LEITNER to me known to be the person~~s~~ described in and who executed the foregoing instrument, and acknowledged that ~~he~~ executed the same for the purposes therein contained.

WITNESS my hand and Notarial Seal at office this 27th day of JULY 19 87

My commission expires 3/11/91

Suzanne L. Cannon
Notary Public

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is, $ 95,000, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Bynum E. Tudor III
Affiant

Subscribed and sworn to before me this

5th day of October 19 87

NOTARY PUBLIC

PROPERTY ADDRESS:

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 95,000
Amelia M. Mitchell
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF Oct 19 87
Deputy Register

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WARRANTY DEED

FROM

TO

IDENTIFICATION REFERENCE

Oct 6 11 08 AM '97

DAVIDSON COUNTY, TN.

7181

Compliments of

Chicago Title Insurance Company
101 North Main Street
Memphis, Tennessee 38103

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
			95000.00-	CAMT.
			266.00	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	272.50-
0202A	10/06/87		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7187.0

IDENTIFICATION REFERENCE

Oct 6 11 08 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 23711