FILE BOX 9

BOOK 7381 PAGE 633

FORM NO. WD-1

MORTGAGEE: Leader Federal Mortgage, Inc.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 54,500.00

Bennie Mac Choate
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF October, 19 87.

John V. Adams
Notary Public

MY COMMISSION EXPIRES: 7-13-91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John V. Adams, Attorney
3813 Cleghorn Ave., Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Bennie Mac Choate, et ux (NAME)	Leader Federal Mortgage, Inc. (NAME)	MAP 75-6
130 B Dickerson Bay Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2926 (STREET ADDRESS)	PARCELS 18
Gallatin, TN 37066 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 3810 (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, H. Stennis Smith, Robert A. CLifft, and James E. Bankston, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bennie Mac Choate and wife, Norma Choate

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. 7, on the Plan of Section Five, Hermitage Estates, as shown on plat of record in Plat Book 4175, page 67 in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the property conveyed to H. Stennis Smith, Robert A. Clifft and James E. Bankston, Jr. by deed of record in Book 4682, page 824, Register's Office for Davidson County, Tennessee.

THIS conveyance is made subject to: (a) Restrictive Covenants of record in Book 3460, page 583 and amended in Book 4200, page 227, Register's Office for said County; and (b) the matters set forth on said plan.

The execution of this Deed by Grantor(s) is effected by the signature of his Attorney-In-Fact, Robert A. Clifft, pursuant to the Limited Power of Attorney recorded in said Register's Office immediately prior to the recording hereof.

5233

IDENTIFICATION REFERENCE

OCT 19 1 42 PM '87

DAVIDSON COUNTY, TN

This is improved (XX) property, known as 4275 and 4277 Sweden Drive, Hermitage, TN 37072 unimproved ( )
(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 our hands this 9th day of October 19 87

H. Stennis Smith — Robert A. Clifft — James E. Bankston, Jr.

BY: H. Stennis Smith
Robert A. Clifft,
Attorney-In-Fact
Robert A. Clifft

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, John V.Adams, a Notary Public in and for said County and State, the within named Robert A. Clifft and James E. Bankston, Jr.

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 9th day of October 19 87

Commission expires 7-13-91

John V.Adams 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 (their several oaths) (his oath) (themselves) (himself) acknowledged to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and (they) _____, 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

WARRANTY DEED

FROM H. Stennis Smith, Robert A. Clifft and James E. Bankston, Jr.

TO Bennie Mac Choate and wife, Norma Choate

Prepared By:
John V. Adams, Attorney
3813 Cleghorn Ave.
Nashville, TN 37215

STATE OF TENNESSEE, DAVIDSON COUNTY:

Personally appeared before me, John V. Adams, a Notary Public in and for said County and State, the within named Robert A. Clifft to me known to be the person who executed the foregoing instrument in behalf of H. Stennis Smith who acknowledged that he executed the same as the free act and deed of said H. Stennis Smith.

Witness my hand and official seal at Nashville, Tennessee, this 9th day of October, 19 87.

COMMISSION EXPIRES:
7-13-91

John V. Adams NOTARY PUBLIC

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

54500.00- CASH
152.60 CSTAX
.50 PRFEE
6.00 MREC
CHECK 159.10-
6167A10/19/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.5.2.3.3

IDENTIFI REFERENCE

OCT 19 1 42 PM '87

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 27580