#6374 FILE BOX 38

WARRANTY DEED

BOOK 7401 PAGE 620

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 330
Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
KENNETH TODD COMPTON (NAME)	LEADER FEDERAL MORTGAGE, INC. (NAME)	Map 87
6253 New Hope Road (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2926 (STREET ADDRESS)	Parcel 139
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38101-2926 (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, BOBBY WAYNE LUFFMAN and wife, AMANDA JEAN LUFFMAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO KENNETH TODD COMPTON and wife, LORI BRAGG COMPTON

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land lying and being situated in the 4th Civil District of Davidson County, Tennessee more particularly described according to an unrecorded survey made by John D. McCormick, Surveyor dated December 30, 1978 as follows:

Beginning at a point in the easterly margin of New Hope Road being the northwest corner of the property conveyed to John D. McCormick, et ux of record in Book 5263, page 781, Register's Office for said County and being the northwest corner of the herein described property; thence south 81 deg. 40 min. east 105.5 feet to a point; thence south 83 deg. 15 min. east 150.0 feet to a point; thence south 2 deg. 30 min. west 143.2 feet to a point; thence south 87 deg. 08 min. west 150.0 feet to a point; thence south 89 deg. 38 min. west 54.1 feet to a point in the easterly margin of New Hope Road; thence with said margin, north 14 deg. 04 min. west 179.9 feet to the point of beginning.

Being the same property conveyed to Bobby Wayne Luffman and wife, Amanda Jean Luffman by deed from Earl Shacklett General Contractors, Inc. of record in Book 5899, page 896, said Register's Office.

This conveyance is subject to: (1) Easement in Book 5456, page 557, said Register's Office.

8 1 9 5 3 .

IDENTIFICATION REFERENCE

Nov 12 10 57 AM '87

DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 6253 New Hope Road, Hermitage, Tennessee 37076

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 6th day of November, 19 87

Bobby Wayne Luffman
BOBBY WAYNE LUFFMAN

Amanda Jean Luffman
AMANDA JEAN LUFFMAN

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BOBBY WAYNE LUFFMAN and wife, AMANDA JEAN LUFFMAN the 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 purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 6th day of November, 19 87.

My commission expires 3/11/91 Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, 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 as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____.

Witness my hand and official seal, at _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 61,500.00

Kenneth Todd Compton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF November, 19 87

MY COMMISSION EXPIRES: 3/11/91
(AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM
BOBBY WAYNE LUFFMAN and wife,
AMANDA JEAN LUFFMAN

TO
KENNETH TODD COMPTON and wife,
LORI BRAGG COMPTON

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
P.O. Box 926
Suite 11C The Paddock
229 Ward Circle
BRENTWOOD, TENNESSEE 37027-0926

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

61500.00- CAMT.
172.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 178.70-
1911A11/12/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8. 1. 9. 5. 3.

IDENTIFICATION REFERENCE

Nov 12 10 57 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 35130