BOOK 7561 PAGE 13 File in Box # 4
#88-6-2
FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $80,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF June, 1988

Notary Public

MY COMMISSION EXPIRES: November 10, 1991

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foley & Weiss, Attorneys, 1 Church St. Bldg. Suite 500, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Barbara H. Hull (NAME)	MORTGAGEE SOVRAN MORTGAGE CORPORATION (NAME)	Map 155-2A
8025 Montcastle Drive (STREET ADDRESS OR ROUTE NUMBER)	201 E. Cary Street (STREET ADDRESS)	Parcel 7
Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP)	Richmond, VA 23219 (CITY) (STATE) (ZIP)	FB# 9D-80494

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, Gianikas and Holgerson, A Tennessee General Partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Barbara H. Hull and Alan Ray Leatherwood, both unmarried

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 Montcastle Estates, of record in Book 6900, Page 326, Register's Office for Davidson County, Tennessee.

Said Lot 7 fronts 85 feet on the easterly margin of Montcastle Drive and extends back 150 feet between parallel lines to a dead line in the rear measuring 85 feet thereon.

BEING part of the same property conveyed to Gianikas and Holgerson, A Tennessee General Partnership, by Deed from Jeff G. Jones, an unmarried person, of record in Book 7271, Page 382, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 7170, Page 926, and amended in Book 7260, Page 295, Charter of Montcastle Estates Homeowner's Association, Inc., of record in Book 7421, Page 27, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

0898 06/03 0131 CKCHECK 510.50

This is unimproved (XX) improved ( ) property, known as 8025 Montcastle Drive, Nashville, Tennessee 37221
(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 his hand this 1st day of June, 1988

GIANIKAS AND HOLGERSON, A Tennessee
General Partnership

BY: John Gianikas Partner

JOHN GIANIKAS, Partner

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, (or proved to me on the basis of satisfactory evidence) 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___.

_____ Notary Public

Commission Expires _____

STATE OF TENNESSEE
Davidson County

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared JOHN GIANIKAS

_____

_____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Partner of the GIANIKAS AND HOLGERSON, A Tennessee General Partnership ~~corporation~~, and that he as such Partner, executed the foregoing instrument for the purpose therein contained, by signing the name of the ~~corporation~~ partnership by himself as Partner

Witness my hand and official seal at Nashville, Tennessee, this 1st day of June, 1988.

_____ Notary Public

Commission Expires 11/10/91

WARRANTY DEED

FROM
Gianikas and Holgerson, A ~~Tennessee General Partnership~~

TO
Barbara H. Hull and Alan Ray ~~Leatherwood, both unmarried~~

FOLEY & WEISS
ATTORNEYS AT LAW
SUITE 500
ONE CHURCH STREET BUILDING
NASHVILLE, TENNESSEE 37201

3613 1.

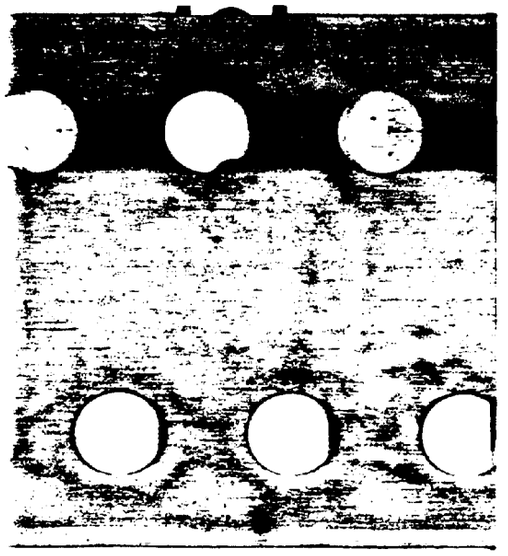
IDENTIFICATION REFERENCE

JUN 2 3 27 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

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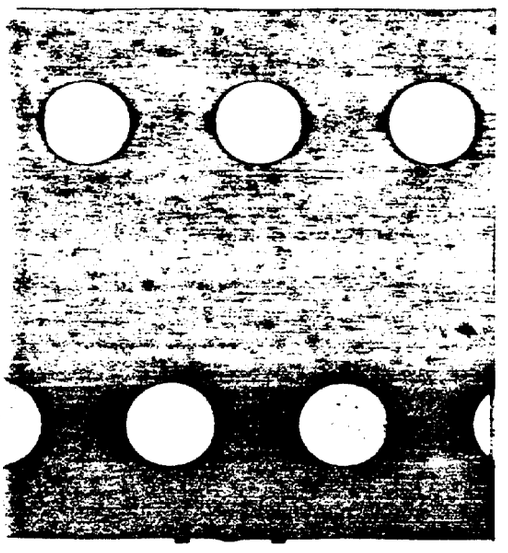
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MG - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

DANT
180000.00
CON TX 504.00
PRFEE 0.50
WDEED 6.00
TOTA ~~510.50~~
CHECK ~~510.50~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/02/88 01 15:31 0001 0998



3613.1.

IDENTIFICATION REFERENCE

JUN 2 3 27 PM '88

FE. X Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 97800