File #6914

FILE BOX 38

WARRANTY DEED

BOOK 7564 PAGE 104

THIS INSTRUMENT PREPARED BY

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

1928 06/06 0101 03CHECK 549.70

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JOHN J. MANGOLD	LEADER FEDERAL MORTGAGE, INC.	MAP 103-9
(NAME)	(NAME)	
851 Kendall Drive	P.O. Box 2926	PARCEL 61
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37209	Memphis, Tennessee 38101	
(CITY) (STATE) (P. O. ZIP)	(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, MARC F. SWIONTKOWSKI and wife, BETH E. SWIONTKOWSKI

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN J. MANGOLD and wife, NANCY A. MANGOLD

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 in Davidson County, Tennessee, being the south part of Lot No. 67 on the Plan of Hillwood Estates, Section 6, as of record in Book 2133, page 96, Register's Office for said County.

Said part of Lot No. 67 fronts 174.89 feet on the northerly side of Kendall Drive and extends back 375 feet on the easterly line and 370.01 feet on the westerly line to the southerly line of the rear 100 feet of said lot marked "Water Tank Site", and measuring 150 feet more or less thereon.

Being the same property conveyed to Marc F. Swiontkowski and wife, Beth E. Swiontkowski by deed from John R. Pertl and wife, Kathleen M. Pertl of record in Book 6600, page 711, said Register's Office.

This conveyance is made subject to: (1) 1988 Taxes, which have been prorated and assumed by the Grantee(s); and (2) All matters appearing on the Plan of record in Plat Book 2133, page 96, said Register's Office.

3701 17

IDENTIFICATION REFERENCE

JUN 6 2 03 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 851 Kendall Drive, Nashville, Tennessee 37209

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 2nd day of June, 1988.

Marc F. Swiontkowski
MARC F. SWIONTKOWSKI

Beth E. Swiontkowski
BETH E. SWIONTKOWSKI

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7564 PAGE 105

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARC F. SWIONTKOWSKI and wife, BETH E. SWIONTKOWSKI

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 2nd day of June, 19 88.

My commission expires 1/10/89 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 194,000.00

John J. Mangold
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF June, 19 88.

MY COMMISSION EXPIRES: 1/10/89 (AFFIX SEAL)

Notary Public

WARRANTY DEED

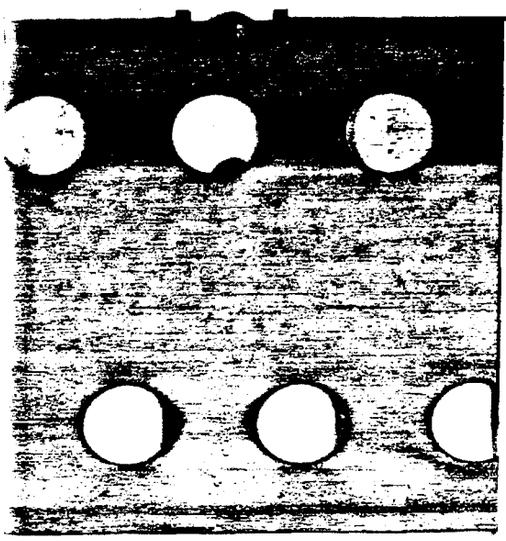
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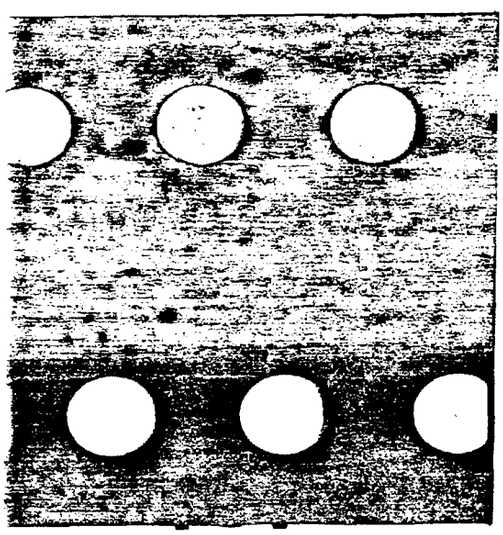
MARC E. SWIONTKOWSKI and wife,
BETH E. SWIONTKOWSKI

TO

JOHN J. MANGOLD and wife,
NANCY A. MANGOLD

RETURN TO:
FILE BOX 38
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7564 PAGE 106

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

CAMT	194000.00
CON TX	543.20
PRFEE	0.50
WDEED	6.00
TOTAL	549.70
CHECK	549.70

06/06/88 01 14:02 0001 1938

3701.7

REGISTER'S OFFICE

JUN 6 2 03 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 98807