BOOK 7590 PAGE 965

BOX 15

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,900.00

Janice Ruth Graham
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF July, A.D., 19 88.

Notary Public

MY COMMISSION EXPIRES: June 5, 1989

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Larry L. Westbrook, Attorney P. O. Box 150349 Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Janice Ruth Graham (NAME)	Leader Federal Savings & Loan (NAME)	136-6 #94
276 Clearlake Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2926 (STREET ADDRESS)	2D-60889
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 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, WE, Merrill Lynch Realty Operating Partnership, L. P.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Janice Ruth Graham

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. 327 on the Plan of Section Five, Priest Lake Park, as of record in Plat Book 4460, pages 174, 175 and 176, Register's Office for said County, to which Plan reference is made for a more complete description.

Being the same property conveyed to Merrill Lynch Realty Operating Partnership, L. P., by deed from Richard E. Knipple and wife, Cynthia L. Knipple of record in Book 7590 page 962, Register's Office for Davidson County, Tennessee.

46404

IDENTIFICATION REFERENCE

JUL 5 2 19 PM '88

FELIX Z. WILLCOXIS REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 276 Clearlake Drive, West Nashville, TN 37217
(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 my hand this 6th day of June, 19 88

MERRILL LYNCH REALTY OPERATING PARTNERSHIP, L. P.

BY:

Glenn C. Hansen, Assistant Secretary

STATE OF TENNESSEE
Davidson County

BOOK 7590 PAGE 966

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____.

Commission expires _____

_____
Notary Public

STATE OF GEORGIA
COBB County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Glenn C. Hansen with whom I am personally acquainted* and who upon (his oath) acknowledged (himself) to be the Assistant Secretary of the Merrill Lynch Realty Operating Partnership, L.P. the within named bargainor, a corporation, and that (he) as such Assistant Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Glenn C. Hansen as such, Assistant Secretary, and attesting the same by the said.

Witness my hand and official seal at office at Marietta, GA on this the 6th day of June, 1988.

My commission expires Notary Public, Cobb County, Georgia My Commission Expires Aug. 9, 1991

_____
Notary Public

COBB COUNTY, GA. FILED JUN 13 AUDITOR NOTARY PUBLIC

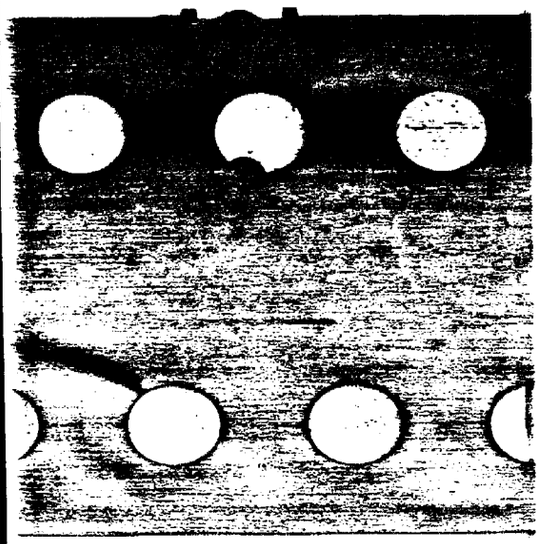
WARRANTY DEED

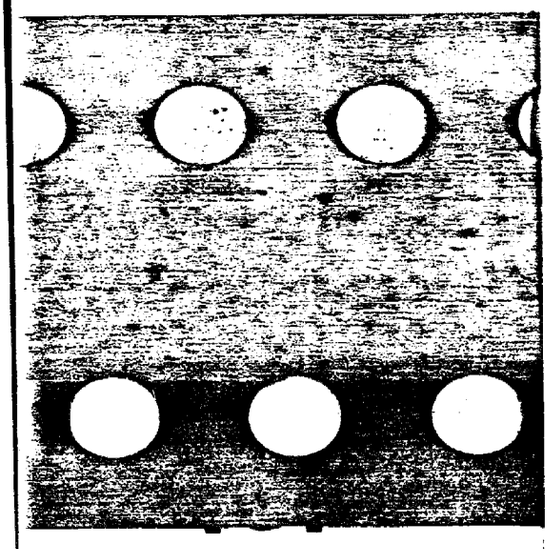
FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37208

3719 07/05 0101 03CHECK 303.17





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7590 PAGE 967

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 89900.00
CON TX 296.67
PRFEE 0.50
WDEED 6.00
TOTAL 303.17
CHECK 303.17

07/05/88 01 14:20 0001 3719

46404

IDENTIF. REFERENCE

JUL 5 2 19 PM '88

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 109589