THIS INSTRUMENT PREPARED BY:

WATTS & UNDERWOOD, ATTORNEYS
Suite 150
2000 Richard Jones Road
Nashville, Tennessee 37215

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
DENNIS W. PAINTER (NAME)	Leader Mortgage Company (NAME)	MAP 83-01
921 North 14th Street (STREET ADDRESS OR ROUTE NUMBER)	1015 Euclid Avenue (STREET ADDRESS)	PARCEL 410
Nashville, Tennessee 37206 (CITY) (STATE) (ZIP)	Cleveland, Ohio 44115 (CITY) (STATE) (ZIP)	27W 03105

FOR AND IN CONSIDERATION of the sum of SEVENTY FIVE THOUSAND EIGHT HUNDRED SIXTY EIGHT AND 73/100---------- Dollars,

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MICHAEL MACKRETH MOULDEN and wife, PENELOPE SUE MINICK

have this day bargained and sold, and do hereby transfer and convey unto the said DENNIS W. PAINTER and wife, PATRICIA ANN TODD

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows

A lot of land in the 27th Ward of the City of Nashville, formerly the 11th Civil District, described as follows:

BEGINNING on the west margin of Fourteenth Street, formerly Weakley Avenue, at the northeast corner of a lot conveyed by Merry A. Maney and wife, Gertrude Maney, to Mary Anne Bates, by deed of record in Book 587, page 227, Register's Office for said County; thence westerly with the northerly line of said Bates' line, 222.0 feet to the easterly margin of a proposed alley; thence northerly with the same, 73.22 feet more or less, to the southerly margin of another alley, being the first alley south of Grand Avenue; thence easterly with the southerly margin of said alley, 222.0 feet to the westerly margin of Fourteenth Street; thence southerly with the westerly margin of Fourteenth Street 73.22 feet, more or less, to the beginning.

BEING the same property conveyed to Michael Mackreth Moulden and wife, Penelope Sue Minick by deed from Charles T. Lentz Jr., and wife, Peggy S. Lentz, of record in Book 7200, page 87, Register's Office for Davidson County, Tennessee.

MITC

Grantees herein agree to assume the unpaid balance of a Note secured by a first mortgage Deed of Trust to Covenant Mortgage Corporation (subsequently assigned to The Leader Mortgage Company in Book 7526, page 996) of record in Book 7200, page 90.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 75,868.73

Affiant

Subscribed and sworn to before me this the 19th day of August 19 88

My commission expires March 11, 1990 (Affix Seal)

Notary Public

This is improved ( ) unimproved (X) property, known as 921 North 14th Street, Nashville, Tennessee 37206
(House Number) (Street) P.O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons

Whenever 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 19th day of August, 19 88 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

MICHAEL MACKRETH MOULDEN

PENELOPE SUE MINICK

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Mitchell A. Watts, *a Notary Public in and for said County and State* MICHAEL MACKRETH MOULDEN and wife, PENELOPE SUE MINICK

the within named 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* 19th *day of* August *19* 88

Mitchell A. Watts *Notary Public*

Commission expires March 11, 1990

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____

_____ *Notary Public*

Commission expires _____

6 1 4 3 6

IDENTIFICATION REFERENCE

AUG 24 11 52 AM '88
FELIX Z. MILLSAPS III REGISTER
DAVIDSON COUNTY, TN

0265 08/24 0101 03CHECK 256.97

WARRANTY DEED

FROM

MICHAEL MACKRETH MOULDEN and wife, PENELOPE SUE MINICK

TO

DENNIS W. PAINTER and wife, PATRICIA ANN TODD

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

CAMT	75868.73
CON TX	250.47
PRFEE	0.50
WDEED	6.00
TOTAL	256.97
CHECK	256.97

08/24/88 01 11:53 0001 026

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 1 4 3 6

IDENTIFICATION REFERENCE

AUG 24 11 51 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 126782